

**3/1 Gibbs Place, Weetangera, ACT 2614**

**McIntyre**  
PROPERTY

**Sold Townhouse**

Wednesday, 20 September 2023

3/1 Gibbs Place, Weetangera, ACT 2614

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Area: 139 m2**

**Type: Townhouse**



Scott Isaacs  
0422201027

**\$830,000**

Have the lifestyle you and your family deserve in this enviable home in sought after Weetangera. No need for architects, interior designers or renovations here - all the hard work has been carefully and meticulously done and the results are remarkable in 2019 and being only 4 years old it still feels like it is brand new. Gorgeous inside and outside, the interior opens up a world of space and style in a layout that's likely to suit singles, young couples and downsizer families alike. Showcasing an open plan kitchen/lounge room with high ceilings as you enter the home you will be captivated with the property's presentation. With a stylish kitchen featuring an abundance of space and it showcases its stainless steel appliances including gas cooktop 900mm wide oven and dishwasher that easily opens out to a covered area and private courtyard for all your gardening for entertaining needs. The sleeping quarters feature three bedrooms, including a master and ensuite on the lower level with the remaining two bedrooms/bathroom and lounge room intelligently positioned upstairs for a bit of privacy. If you are looking for a timeless property that will bring you plenty of enjoyment in the years to come, then this is a home not to be missed! This townhouse will meet the wants and needs of nearly all people from starting out to growing families to even those seeking to downsize. This can all be accomplished just before Xmas 2023. Private inspections and pre-auction offers are welcomed. Features Include:- Modern open plan living & dining over two levels- 139m<sup>2</sup> living approx.- 37m<sup>2</sup> garage approx.- 2 separate living areas with double glazing- Main bedroom on the ground floor with excellent ensuite bathroom- SMEG 900mm appliances & dishwasher- Extensive stone benchtops in generous kitchen- Ducted reverse cycle heating & cooling- Enclosed landscaped yard with established low maintenance gardens- Prime location in a small boutique complex in a quiet cul-de-sac

Outgoings & Property Information: Living size: 139 sqm Garage size: 35 sqm Body Corporate fees: \$2,713.62 per annum Expected rent: \$850 per week Year built: 2019 EER: 5.5

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