

3 Emily Bulcock Crescent, Gilmore, ACT 2905

House For Sale

Thursday, 11 April 2024

3 Emily Bulcock Crescent, Gilmore, ACT 2905

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 865 m2

Type: House



Daryl Gough
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\$930,000+

Are you in search of the perfect family home that not only meets all your needs but also offers an incredible space for entertaining? Look no further than 3 Emily Bulcock Crescent, Gilmore. Presented by Daryl Gough at McIntyre Property. From the moment you arrive, you'll be captivated by the care and attention the current owners have lavished upon this property. Step inside to discover a light-filled formal lounge room, setting the stage for relaxed gatherings and cozy evenings. The heart of the home awaits with a good-sized kitchen boasting ample cupboard and bench space, a double door fridge space, wall oven, electric cooktop, dishwasher, and a stunning rock splashback that adds a touch of uniqueness to the space. Stylish polished concrete floors adorn the living areas, exuding contemporary charm. Adjacent to the kitchen, the meals area seamlessly transitions into a spacious sunroom/family room, where everyone will love to gather around the beautiful electric fireplace. Each bedroom offers ample space, with the master bedroom featuring walk-through robes and a beautifully renovated ensuite bathroom, while two of the three remaining rooms feature built-in robes. For those who need a dedicated workspace, a private study off the kitchen provides the perfect spot for homework or working from home space. The laundry has also been thoughtfully renovated for added convenience. Stay comfortable year-round with reverse cycle heating and cooling, supplemented by a split system in the sunroom and ceiling fans throughout. Plus, enjoy the added benefits of quality electric day/night roller blinds and roller shutters on the external windows, helping to keep energy costs in check with a huge 17.8kw solar array. Step outside to your own private oasis! The entertainer's backyard offers storage space with a garden shed and utility space to the side of the home, a serene fire pit area, and the highlight—a solar-heated saltwater in-ground pool perfect for cooling off on hot summer days. Additionally, the garage space includes an inbuilt man cave or pool house to add to the entertaining space. With plenty of off-street parking and potential for additional garaging or a carport in the future. This property is ideally situated close to schools, shopping centres, and public transport options, ensuring easy access to all amenities. Don't miss out on this exceptional opportunity to make 3 Emily Bulcock Crescent your new family haven. Contact Daryl Gough at McIntyre Property today to arrange your inspection and secure your slice of paradise in Gilmore!

Features Include:

- Formal and informal living
- Functional kitchen with dishwasher
- Polished concrete flooring
- Master bedroom with renovated ensuite bathroom
- Updated main bathroom
- Ceiling fans throughout
- Ducted reverse cycle heating and cooling
- Reverse cycle split system and electric fireplace to the sunroom/family room
- Electric day/night roller blinds
- Roller shutters
- 17.8 kw Solar system
- Fire pit
- In-ground solar heated saltwater pool
- Converted garaging to storage/workshop and mancave
- Entertaining gazebo in the pool area
- Loads of off-street parking
- Fantastic location

Outgoings & Property Information: Living size: 164.29 sqm Block size: 865 sqm UCV: \$581,000 Rates: \$3,070 per annum Land tax (if rented): \$5,881 per annum Year Built: 1986 EER: 3

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