

3 Rundle Place, Kambah, ACT 2902

House For Sale

Friday, 22 March 2024



3 Rundle Place, Kambah, ACT 2902

Bedrooms: 4

Bathrooms: 1

Parkings: 2

Area: 847 m2

Type: House



Alvin Nappilly
0450865524



George Thomas
0415907333

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Tastefully updated and endlessly welcoming, this attractive three bedroom home presents the perfect property to secure your future family investment in the heart of Kambah. Inside discover the free-flowing simple style and substance of a charming home that is perfect for today whilst also offering a compelling opportunity to extend on this sought-after 847 square metre (approx.) site (subject to council approval). Drawing in the warming rays of sunshine, the home's gorgeous L-shaped lounge/dining room cherishes a large north-facing window and is stylishly adorned with contemporary floor tiles, that continue through to kitchen. The fabulously functional and meticulously upgraded kitchen offers the chef the home a feeling of belonging. Each of the bedrooms occupies a place along the hallway and are complemented by modern carpet colours and lovely windows to filter in the natural light. They are accompanied by a versatile fully renovated bathroom detailed with floor-to-ceiling tiling, a shower, bath, product niche, a good sized vanity and separate toilet. The home sits proudly on a level 847sqm block, with a spacious, fully enclosed backyard with the added convenience of drive through access. With minimal landscaping in place, it is a fantastic blank canvas for a green thumb to come in and create their dream outdoor oasis. Alternatively, left as is, it is a very low maintenance yard for those who are time poor, or investors wishing for an easy-care yard for their tenants. Kambah is a very popular suburb for families wanting the best of both worlds. Easy access onto the Tuggeranong Parkway provides a quick commute into the city and you are within walking distance to Mount Taylor Nature Reserve, a very popular spot for hiking, with magnificent district views and plenty of native flora and fauna to enjoy.

- Four-bedroom home with potential plus
- Central kitchen, family plus living room
- New carpet and fresh paint in bedrooms
- Enclosed yard with drive through access and Carport
- 1.5kw solar system with eight panels
- Cul-de-sac street, walk to Mount Taylor

Land- 847 sqm approx. House- 152.17 sqm approx. EER- 1.0 For further details, please contact Alvin Nappilly by submitting an enquiry below or calling on 0426146118. Disclaimer: Confidence Real Estate and the vendor cannot warrant the accuracy on the information provided and will not accept any liability for loss or damage for any errors or misstatements in the information. Some images may be digitally styled/furnished for illustration purposes. Images and floor plans should be treated as a guide only. Purchasers should rely on their own independent enquiries.