

30 Crozier Circuit, Kambah, ACT 2902

Sold House

Monday, 14 August 2023

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Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 997 m2

Type: House



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\$901,000

Buyers Guide: \$900,000 plus Located in an elevated position, on a large block of land (approx. 1000m²) in a small quiet circuit, we present this easy care, functional family home. The floorplan offers an open plan kitchen, dining and family room with split system air conditioning and sliding doors to the rear yard. There is the added bonus of a second full bathroom in this space as well. The kitchen is complete with stainless steel benches making prep and cleaning up easy, while the gas cooktop and stainless steel oven has your cooking sorted. There is a bedroom located adjacent to the dining area which is currently set up as an office and would also serve well as a suitable guest room. A formal lounge room is situated at the front of the home which provides a fabulous place to relax with dual windows offering plenty of light and a sense of space. Three bedrooms are separately located down the hall along with the main bathroom, creating a good separation from the main living area. All bedrooms are a decent size and include built in wardrobes. There are plenty of windows throughout the home, all complete with quality blinds. Soak in the deep free standing bathtub or take a hot shower with the waterfall shower head washing the day away. This renovated bathroom is a delight with tasteful accents, while the toilet is separately located. The fully fenced rear yard is low maintenance with established plants and good size lawn. There is a timber deck to enjoy some outside relaxation or entertainment with family and friends. If you're looking for a well laid out family home, then this property is a must to inspect.

Features:

- Four bedrooms
- Open plan kitchen, dining and family room
- Renovated bathroom with separate WC
- Gas cooking
- Stainless steel benches and appliances
- Low maintenance fully fenced rear yard
- Quality fittings and fixtures throughout
- Large laundry
- Ducted heating
- Split system air conditioning in family room
- Double carport
- Large shed
- Close to nature reserves

Murrumbidgee Country Club EER: 1.5 Living: 161.35m² (approx.) Carport & Shed: 47.54m² (approx.) Land: 997m² (approx.)