

33 Enderby Street, Mawson, ACT 2607



Sold House

Tuesday, 15 August 2023

33 Enderby Street, Mawson, ACT 2607

Bedrooms: 4

Bathrooms: 2

Parkings: 4

Area: 938 m2

Type: House

\$1,130,000

Seize this opportunity with both hands. A large block, almost a quarter acre, in the heart of Woden Valley, featuring an extended original brick home with four bedrooms, two bathrooms and two living areas. Live in it as is, update and modernise with your own creative flair, or rebuild a new home/s in an established area on a great RZ2 block. There's room for everyone. You'll find four real bedrooms (master with ensuite and WIR). The sunlit kitchen with breakfast bar leads through to split level living areas and then out to the established back garden with fruit trees. A perfect space to nurture children, pets or both. Walking distance to Swinger Hill shops and close to Southlands at Mawson where there's a selection of supermarkets, clubs, chemists, and news agencies together with its array of cafes, restaurants, delis, grocers and boutique stores. Access to the major public transport routes means that you can get anywhere quickly and easily. And some of Canberra's best schools, Mawson Primary, Chinese-Australian Early Childhood Centre, Canberra Christian School, Melrose High School, Marist College, are right on your doorstep. The bike path will take you straight into Phillip and Woden Town Centre, or to connected paths into the Civic. Surrounded by beautiful family homes, on an elevated street, this is an opportunity not to be missed. There has never been a better time to call Woden Valley home, with the Westfield Woden upgrades offering cinemas, shopping and banking. The town centre's new restaurant and bar precinct has established itself as a go-to destination and ease of access is provided by public transport including the upcoming light rail. The upgrades to the hospital and new CIT campus will further improve the benefits of this fantastic property.

- RZ2 939m² block in sought after Woden Valley
- 4 bedrooms, 2 bathrooms - main with spa bath
- Master suite separate from other bedrooms
- Split level living areas
- Kitchen with breakfast bar
- Laundry with direct access to yard
- Two car tandem garage, two car tandem carport plus additional carport for a boat/trailer
- Garden sheds and water tank
- Solar hot water
- Reverse cycle split system and gas heater in living area
- Easy access to Woden Town Centre's dining and shopping precinct
- Fantastic schooling options

EER: 1
Residence: 154.55m²
Garage: 30.7m²
Carport: 33.6m²
Land Size: 938m²
Rates: \$3,780 p.a