

# 34 McCormack Street, Curtin, ACT 2605

## Sold House

Monday, 14 August 2023

34 McCormack Street, Curtin, ACT 2605

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 844 m<sup>2</sup>

Type: House



Brett Hayman  
0411414624



Martin Faux  
0421593602

**\$1,430,000**

Well situated in an elevated position in one of Curtin's most sought after streets. This sun-drenched family home has been tastefully updated and ready for you to move in and enjoy. The home features 180-degree views across to Red Hill, Captain Cook Fountain, Back Mountain and beyond. With a combination of polished pine floors, natural colour palette and large North-East facing windows all providing a feeling of warmth, flow and light. Stunning views from the spacious lounge and dining areas with the adjoining updated kitchen is ideal for those who love to cook. Accommodation is comprised of three generous bedrooms all with built-in robes, main with ensuite and the other two bedrooms are serviced by an updated bathroom and separate toilet. Low maintenance gardens surround the property. A short stroll to Curtin ridge, parkland, local primary schools and shops. Within minutes to Woden and Civic centres. Other Features: Elevated position in quiet loop street Views to Black Mountain, Red Hill and beyond Polished pine floors Ducted gas heating Sun-drenched lounge and dining areas Updated kitchen overlooking rear garden Three generous bedrooms all with built-in robes Main bedroom with ensuite Modern bathroom Separate renovated toilet Double garage under with auto door Storage under house Rates: \$6,527 pa Land tax: \$11,630 pa UV: \$1,300,000 EER: 2.0 Living: 128m<sup>2</sup> Block: 844m<sup>2</sup>