

**36 Collier Street, Curtin, ACT 2605**

**Sold House**

Thursday, 18 January 2024



36 Collier Street, Curtin, ACT 2605

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 1**

**Area: 859 m2**

**Type: House**



Brett Hayman  
0411414624



Martin Faux  
0421593602

**\$1,334,000**

Superbly located in a mature tree lined street on a 859sqm, easy care parcel of land. This extended brick veneer home boasts space and good natural light throughout the functional floor plan. Featuring spacious open plan living area with adjacent meals/dining area that open directly to the functional kitchen and elevated entertaining deck. Accommodation includes four bedrooms, the segregated oversized main bedroom includes an ensuite bathroom and walk in robe, located at the rear of the home overlooking the leafy gardens. Other features include updated bathroom and oversized single garage with workshop/storage areas. The established easy care gardens surround the home and are secure for pets and children. A charming home only a short stroll to the local schools, shops, churches, cafes and minutes to the Woden Town Centre and Canberra City. An inspection of this home is an absolute must. Features Include: Quiet sought after street Surrounded by other quality homes North facing living areas Flexible floor plan Family room Meals area Functional kitchen overlooking rear gardens Timber deck to rear of the home Four bedrooms, main with ensuite bathroom and walk in robe Oversized single garage Short walk to schools, churches, public transport and the Curtin shopping centre Low maintenance yard with mature trees Land size: 859 sqm Living area: 152sqm UCV: \$965,000 Rates: \$4,847 pa Land Tax \$8,946 pa EER: 4.0