

37 Fitchett Street, Garran, ACT 2605



House For Sale

Tuesday, 26 December 2023

37 Fitchett Street, Garran, ACT 2605

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Type: House



Mario Sanfrancesco
0262952433

Forthcoming Auction

First Open Home Scheduled for Saturday 13th January 2024 Time TBC Picturesque and sophisticated this beautiful classic home is simply brimming with stylish features. Right from the kerb, the home is known in Garran for its signature stonework, and inside its detail and stylish elegant interiors including feature custom joinery in the well-proportioned informal and formal living, organized garden symmetry, and its own resort at the rear with a brand-new sparkling pool surrounded by marble paving and fabulous entertaining areas. The architect designed contemporary residence has been tastefully crafted and offers a practical, family friendly floorplan that seamlessly integrates with the outdoors to provide a relaxed entertainers' retreat. The formal and informal living areas are spacious, and light filled and flank the elegant designer kitchen. The kitchen features smartstone benchtops, Ilve freestanding gas stove and butler's pantry which overlooks the family room and the covered outdoor alfresco. The informal living space flows out naturally to the covered alfresco entertaining area and features intricate pressed metal styling on the ceilings. This space has a lovely outlook over a stunning resort style pool and pool deck with elegant private and north facing gardens. The gardens offer space for year-round enjoyment. The bedroom wing has three bedrooms on the lower level all with built in robes, ceiling fans and pressed metal detail design as a feature. Upstairs is the generous master suite with walk in robe and dressing room, marble ensuite bathroom and spacious lounge area. Located at a popular sought after Garran address within walking distance to private and public schools, Canberra Hospital and Woden Town Centre, this home is unique and offers the lucky new owner a genuine home of distinction. Features:

- Designed by award winning architect Koda design and crafted by Randal Homes
- Distinctive stonework design on the chimney and front and rear face of home
- Stunning formal and informal living areas with high ceilings
- Covered alfresco entertaining with soaring pressed metal ceilings
- Kitchen with Smartstone benches, freestanding Ilve gas stove, butler's pantry with sink and water filter
- Segregated master suite with walk in robe, dressing room, and marble mosaic ensuite bathroom
- All bedrooms with ceiling fans, built in robes and pressed metal wall detail
- Family bathroom and ensuite feature Carrera marble mosaics and freestanding baths
- Study nook, powder room and Caesarstone laundry
- Gas fireplace, ducted gas heating and evaporative cooling
- Asphalt shingles, double glazed windows (except French doors)
- Energy efficient James Hardie Linea cement weatherboards
- Wide Oak floorboards
- Quality window treatments
- New 8 x 4.2 metre resort style pool – salt water, heated with electric pump + pool cover and auto pool cleaner
- Elegant, covered poolside entertaining deck
- Private gardens with sprinkler irrigation, 5000L water tank
- Workshop area, loft storage plus under-house storage
- Tandem remote garage plus second driveway for boat, trailer or caravan