

37 Lanaba Street, Crace, ACT 2911

MARQ

Sold House

Monday, 14 August 2023

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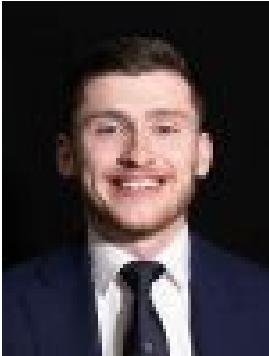
Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 457 m2

Type: House



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\$1,158,000

This exquisite single-story home showcases an impressive blend of style, comfort, and practicality, making it an ideal choice for those who appreciate entertaining. Nestled within one of Gungahlin's most desirable neighbourhood's, offering a convenient and comfortable lifestyle. The intelligent design encompasses three distinct living areas, featuring generous 2.7m ceilings throughout, creating a welcoming and cozy atmosphere. Positioned on a superbly level plot, the property boasts a private and low-maintenance backyard, perfect for a trampoline, along with a spacious covered alfresco. The simply landscaped surroundings enhance the overall appeal of the home. This picturesque location offers the added advantage of being in close proximity to natural bushland, scenic walking trails, parks, and a variety of local amenities, ensuring a delightful living experience. The property is conveniently located only minutes from Crace Shopping Village, lifestyle amenities, and bus links to Gungahlin, Belconnen and the City. Formal entrance with a timber clad wall and stylish pendant light Striking façade and all on one level this four-bedroom residence is on a flat block Modern kitchen with gas cooking, ample bench space, storage, and a walk-in pantry Cosy formal lounge, open plan kitchen, dining and living area with direct access to covered alfresco Private rumpus room or playroom for the kids with backyard access Master bedroom complete with a walk-in-robe, ensuite and wonderful Northern Aspect Bedrooms 2, 3 and 4 all carpeted with built-in-robos Main bathroom with walk-in-shower and deep bath-tub Large laundry with external access, plenty of storage and bench-space Ducted reverse cycle for heating and cooling with 6 individual zones, plantation shutters, and both double and single glazed windows Expansive, tiled, covered alfresco with lights and a ceiling fan Secure, flat and landscaped backyard with retaining wall and plenty of privacy Secure double car garage, with electric roller door, internal and external access A short trip to the local mixed-use shops with Supabarn, Club Lime gym, chemist, cafes, pub and health facilities Ideally located only moments to Belconnen, Gungahlin and the City with a variety of quality private and public schools nearby Living Size 190sqm, land size 457sqm