

38 Jewell Close, Phillip, ACT 2606



House For Sale

Friday, 23 February 2024

38 Jewell Close, Phillip, ACT 2606

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Type: House



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Auction 16/03/2024

This exquisite 3-bedroom split-level townhouse nestled in coveted Swinger Hill is a rare find, offering elevated privacy and tranquillity. As you step through the entrance hall and ascend the stairs, you're greeted by the heart of the home. The modern kitchen will inspire the foodie in you with its marble benchtops and sleek silver-finished appliances. The adjacent dining room offers an unexpected posh touch, transcending typical townhouse offerings. The separate living room is your sanctuary for unwinding, thoughtfully designed to provide a peaceful retreat at the end of the day. Venture outside to the expansive upper floor terrace, accessible from both the living room and the master bedroom, and soak in the picturesque views across treetops to the distant mountains. It's a soothing backdrop for both quiet mornings and lively gatherings. The master bedroom, a spacious haven bathed in natural light, features a single-slope ceiling that amplifies its spacious ambiance. The renovated ensuite, which matches the modern aesthetic of the main bathroom, showcases bright white finishes and chrome details. The second bedroom, with its large window, looks out onto greenery, while the third bedroom offers an attached study nook which is perfect for a home office or teenage retreat. Nestled on the lower level under the stairs, its unique nook with a sloped ceiling adds character and versatility. The top floor unveils a private patio oasis, spacious enough for grand entertaining yet intimate for family barbecues, offering a seamless blend of indoor and outdoor living. The attached secure 2-car garage, which features motorised doors and expansive walk-in storage, is practical and convenient. This townhouse is perfectly positioned within easy walking distance to everything you could need. Education institutions like Mawson Primary, Melrose High School, Marist College and CIT are all within a 15 minute walk. The Southlands Shopping Centre offers Canberra's most diverse range of shops with cultural grocers and boutique stores. The employment hubs of The Canberra Hospital, Woden Town Centre and Westfield are also an easy stroll away. If you need to venture further afield, the nearby Woden Bus Interchange puts the best of the city at your fingertips. If you see yourself living in a townhouse that's architecturally interesting, has great views and is close to everything with lots of space and beautiful vistas, then you've just found your new home.

HIGHLIGHTS

- Three-bedroom en-suite home with views towards Mt Taylor
- Classified as above average build
- Spacious lounge room with floor to ceiling glass sliding doors leading onto a spacious terrace
- Modern kitchen features electric cooktop and oven, built-in rangehood and Everdure dishwasher
- Light filled dining room
- Master bedroom with walk in robe, refurbished ensuite and access to the terrace
- Stylish bathroom including bath
- Laundry with direct access to patio garden
- Additional linen cupboard
- Reverse cycle air conditioning
- Double garage with motorised doors and lock up storage space
- Beautifully landscaped and fully fenced rear paved patio garden with gate access
- Nestled in a quiet cul-de-sac with plenty of off-street parking and close to public transport.

CLOSE PROXIMITY TO Swinger Hill Shops, Southlands Shopping Centre, Marist College, Melrose High School, Westfield Woden and The Canberra Hospital. 10 minutes to Civic, Majura Park and Tuggeranong, 15 minutes to Belconnen. Easy access to the Tuggeranong Parkway, Monaro Highway and Yamba Drive.

STATISTICS

Block: 1 Section: 86EER: 3 Home size: 161.78m² Internal Living : 117.68m² Garage & Store: 44.10m² Block size: 189m² Year Built: 1982 No in complex: 11 Body corp: \$592 per quarter Rates: \$421 per quarter