

**4/10 Helpmann Street, Bonython, ACT 2905**



**Sold Townhouse**

Thursday, 11 January 2024

4/10 Helpmann Street, Bonython, ACT 2905

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Area: 170 m2**

**Type: Townhouse**



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**\$720,000**

Discover the perfect blend of urban sophistication and tranquility in this modern townhouse, nestled just moments away from Tuggeranong town center. Indulge in the convenience of cafes, restaurants, and shopping within a short stroll, then come home to understated luxury across stylish living spaces, spacious bedrooms and sumptuous master. This two-storey residence caters to young families and professionals seeking a high-end, low-maintenance lifestyle. The expansive open plan living space is the heart of the home. An inviting retreat, it offers high ceilings, floor-to-ceiling windows that illuminate the living space, and spacious lounge and dining zones. The modern kitchen will delight the family chef, boasting stone benchtops, sleek cabinetry, walk in pantry, quality stainless steel appliances and a generous island. The living space extends to the north-facing entertaining area, sheltered by landscaped gardens it's perfect for summer barbecues or entertaining friends. On the upper level, the master suite features a luxurious ensuite with an oversized shower, walk-in robe, and private balcony. Two more generous bedrooms cater to growing families, while a study nook provides an extra workspace. Nestled in a boutique complex, this sought-after address places you minutes from excellent schools, government offices, and public transport, with easy access to Woden and the city. You've also got Pine Island nature reserve and a local swimming spot just down the street. Seize the opportunity to embark on your property journey or enhance your portfolio with this exquisite home.

**Features:**

- Spacious 3-bedroom, 2.5-bathroom executive townhouse
- Stylishly decorated open-plan living space spanning lounge and dining
- Chef's kitchen boasting stone benchtops, large island, stainless steel dishwasher, electric cooktop, and new oven.
- Paved north-facing entertaining area with easy-care landscaped gardens.
- Master bedroom with luxury ensuite, walk-in robe, and private balcony
- Two more generous bedrooms with built-in robes
- Sparkling family bathroom with a separate bath and shower and quality fittings
- Separate laundry, additional powder room on ground floor and plenty of storage options
- Near New Ducted Reverse cycle heating and cooling
- Double remote access garage with internal access, plus additional visitor parking
- Very close to nearby kids playground and a lovely walk around Stranger Pond
- Minutes from town center, shopping, entertainment, and nature

Living space: 134m<sup>2</sup> • Garage: 36m<sup>2</sup> • Land size: 151m<sup>2</sup> • House built: 2011 • Rates: \$2381 per annum • Land Tax (if applicable) \$3108 per annum • EER: 4.5 stars

**Disclaimer:** Please note that while all care has been taken regarding general information and marketing information compiled for this advertisement, LJ HOOKER TUGGERANONG does not accept responsibility and disclaim all liabilities in regard to any errors or inaccuracies contained herein. Figures quoted above are approximate values based on available information. We encourage prospective parties to rely on their own investigation and in-person inspections to ensure this property meets their individual needs and circumstances.