

4/11 Tarra Place, Ngunnawal, ACT 2913

hugo.
canberra

Sold Townhouse

Saturday, 30 September 2023

4/11 Tarra Place, Ngunnawal, ACT 2913

Bedrooms: 3

Bathrooms: 1

Parkings: 1

Area: 114 m2

Type: Townhouse



Hugo Mendez

\$640,000

Introducing this cosy three-bedroom, one-bathroom townhouse at 4/11 Tarra Place, Ngunnawal. This residence boasts fresh internal paint and brand-new carpeting in two of the bedrooms and hallway. Enjoy cooking in the updated kitchen, equipped with ample storage space and quality appliances including a Chef freestanding cooker. Step outside to embrace private courtyards both at the front and back, with the rear featuring a freshly oiled deck, perfect for relaxed outdoor living and dining. Tucked away in a quiet boutique complex, this home occupies the sought-after north-easterly corner, basking in morning sunlight. With features like split system heating and cooling and in-slab floor heating, you're guaranteed comfort all year round. Plus, benefit from the 8 installed solar panels, reducing your electricity bills. Move in ready, three-bedroom home with new carpet and freshly painted. No unapproved structures. Open plan living area with space for living, dining and study options. Updated kitchen with plenty of storage options including double door pantry. Kitchen appliances include freestanding cooker, ducted rangehood and dishwasher. All bedrooms with built in robes plus brand new carpet in two bedrooms and hallway. Neat and tidy bathroom with separate shower and bath tub. Reverse cycle heating and cooling in the living area and main bedroom. In-slab floor heating. NBN Connection, Fibre to the Premises. Solar panels to reduce electricity bills. Laundry room with removable linen cupboard included. Large garage with remote and internal access. High Colorbond fencing around the property creating privacy and security. Large front and back courtyards with potential to add your own touch. Newly resurfaced deck surrounded by well-maintained gardens. Side gate access. Quiet, boutique complex with immaculately kept gardens. Visitor parking within the complex. A short distance to the local Ngunnawal shops, Casey Market Town, Gungahlin Town Centre, Amaroo shops & local bus stops. Close by to Ngunnawal Primary School, Gold Creek Primary School, St John Paul II College, Burgmann Anglican School & Gungahlin College. Living size (excluding garage) 92.90sqm, approx. Garage size 21.50sqm, approx. Total size 114.40sqm, approx. Body corporate \$748.00 per quarter, approx. Rates \$2308.91 per year, approx. Land tax \$3091.26 per year, approx.