

**4 Brushtail Street, Throsby, ACT 2914**

LUTON

**House For Rent**

Thursday, 18 April 2024

4 Brushtail Street, Throsby, ACT 2914

**Bedrooms: 4**

**Bathrooms: 3**

**Parkings: 2**

**Type: House**



Jess Tutt

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**\$820 pw**

It's rare that a property of this size becomes available in such a tightly held suburb like Throsby! With the new year, comes new opportunity and now is your chance to secure this stunning home. The floorplan of this home has had plenty of thought put into it. Upon entering 4 Brushtail, you will be greeted by a generously sized formal living/dining room which flows through to the open-plan kitchen and living space. This kitchen features high-end SMEG appliances, a stone benchtop with a double sink and breakfast bar to optimize your dining options. The master bedroom is serviced by a walk-in wardrobe and ensuite and has its own doors onto the outdoor entertaining alfresco. All three additional bedrooms are oversized and feature built-in wardrobes and block out blinds. There are two bathrooms that have been fitted out beautifully to accommodate families, guests, all sorts of flexible living. If you enjoy outdoor entertaining, then you will love the undercover alfresco area - This space is sure to suit tenants year-round and offer a low-maintenance garden lifestyle. Features:- Ducted & Zoned Heating/Cooling- Ducted Vacuum System- Master Suite with WIR, Ensuite and Alfresco Access- Three Bathrooms- Formal Living/Dining Area- Smeg Kitchen Appliances- Downlights Throughout- Double Garage with Internal Access- Close to Schools, Parks, Public Transportation Available 16th May 2024 EER: 6.7 The property complies with the minimum ceiling insulation standard. Applicants are required to seek consent from the landlord to keep pets on the premises. **THINK THIS COULD BE YOUR NEW HOME?** 1. Click on the "BOOK INSPECTION" button 2. Register your information and be kept informed of current or future opens via SMS or email 3. If you do not register, we are unable to inform you of any time changes, cancellations or further inspection times **Disclaimer:** Please note that while all care has been taken regarding general information and marketing information compiled for this rental advertisement, Luton Properties does not accept responsibility and disclaim all liabilities in regard to any errors or inaccuracies contained herein. We encourage prospective tenants to rely on their own investigation and in-person inspections to ensure this property meets their individual needs and circumstances.