

4 Hopkins Street, Weston, ACT 2611

House For Sale

Saturday, 17 February 2024

4 Hopkins Street, Weston, ACT 2611

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 751 m2

Type: House



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\$1,199,000 +

Positioned in the family friendly suburb of Weston, embracing its natural leafy surrounds, this beautifully designed residence fuses character and charm with striking modern elements. Catering to all buyers' wants and needs, this home has it all – multiple living and dining areas, elevation with beautiful views, 4 bedrooms with an additional study/nursery to the main, plus beautiful renovations and modern upgrades. This home offers a peaceful and private location, within walking distance to Cooleman Court. Be welcomed home by the spacious veranda, poised to be able to embrace the sweeping views to the Brindabellas and sizeable enough to host any family event or celebration. Upon entry; the formal lounge at the front of the home is spacious and enjoys the same beautiful views. Thoughtfully designed for modern living, this area is separate yet flows with ease onto the formal dining area, anchored by the kitchen for further ease of entertaining. The spacious kitchen and open-plan family room is incredibly large in size and sure to impress. Fully equipped for the home chef, the kitchen offers stone benches, double drawer dishwasher, integrated microwave, oven and gas cooktop, breakfast bar and an abundance of storage space. The family room offers yet another space for the family to relax and unwind, flowing with ease to the backyard. Four bedrooms are on offer, all with built in robes and picture windows. The master suite is a true 'parents retreat' with ensuite and the added benefit of a dedicated study/nursery off the bedroom. The other bedrooms are serviced by the light filled bathroom, with bath, shower and separate WC. With great space and endless opportunities, the private backyard offers an array of grassed areas, paved areas all framed by beautiful easy care established gardens. Dedicated to modern practicality, there is a long list of additional features: large garage with workshop and storage space, additional double carport, 8kw solar system, ducted heating and cooling throughout, garden shed. This superb location is an easy walk to local schools, Cooleman Court and the nature offerings of Weston Creek and surrounds. - Spacious & modern family home - Beautiful views of the Brindabellas - Multiple separate living and dining areas - 4 spacious bedrooms, 'parents retreat' with dedicated study/nursery attached - Main bathroom with separate bath and shower plus separate WC - Modern kitchen with stone island bench, abundant storage, double drawer dishwasher, integrated microwave, oven and gas cooking - Ducted gas heating and cooling throughout - Large garage with workshop and storage space plus double carport - 8kw solar system - New carpet & paint throughout - Dual Cat 6E Data to every room - Steblier heat pump with back up LPG gas instant hot water - Land size: 751m² (approx.) - Living size: 171m² + garage (approx.) - Land value: \$559,000 (2023) (approx.) - Rates: \$3,309 p.a (approx.) - Land tax: \$5,692 p.a (approx.) - Construction: 1971 - EER: 1 star