

41 Kalgoorlie Crescent, Fisher, ACT 2611

Sold House

Monday, 14 August 2023



41 Kalgoorlie Crescent, Fisher, ACT 2611

Bedrooms: 3

Bathrooms: 1

Parkings: 2

Area: 643 m2

Type: House



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An exceptional opportunity is now available to secure this gorgeous home that has been completed restyled and renovated throughout. So all the hard work has been done, all you need to do is move in and enjoy the lifestyle this home has to offer. Upon entering the home, you are greeted by a recently installed uPVC double glazed door that flows through to a funky light-filled living room boasting bespoke imported wallpaper. Stepping from the segregated living room, the renovated kitchen offers ample storage and bench space and connection to the adjacent meals area. Accommodation is provided by three generous bedrooms, two of which include renovated built-in robes with bespoke handles, and all are serviced by the fully renovated bathroom. The third bedroom also offers a study nook. If you enjoy entertaining family and friends, then you will love the extensive outdoor deck area with covered free-standing gazebo which is surrounded by easy care country-styled gardens. The home offers many additional features including uPVC double-glazed windows throughout the entire home, a two-car automatic tandem garage with an abundance of storage, Awnings on both the front and side windows, ducted gas heating and evaporative cooling throughout and underground irrigation in both the front and rear gardens. The home also offers ample off-street parking with a designated car-parking bay as well as sufficient driveway access. Located within close proximity to Arawang Primary, Stromlo High, Fisher Shops, Cooleman Court, Woden Westfield and The Canberra Hospital. 41 Kalgoorlie Crescent has been meticulously maintained and upgraded and offers a fantastic opportunity to any family, investor or first-home buyer. Great value never lasts long so an inspection is highly recommended. Features: - Updated and renovated three-bedroom home - Renovated Bathroom and Kitchen - Study nook located in the third bedroom - Extensive 51sqm double garage - 24sqm outdoor deck with covered gazebo - uPVC Double-glazed windows throughout the entire home - Ducted gas heating throughout - Evaporative cooling throughout - Awnings on both front and side windows - Rinnai instant gas hot water - Plantation shutters throughout the home excluding the kitchen and dining room - Euromaid ceramic hob cooktop and oven - Fully landscaped gardens with underground irrigation - Close proximity to Arawang Primary, Stromlo High, Fisher Shops, Cooleman Court, Woden Westfield and The Canberra Hospital Rates: \$3,033 pa (approx.) Land tax: \$5,100 pa (approx.) UV: \$592,000 EER: 3.0 Living area: 109 sqm Garage: 51 sqm Land size: 643 sqm