

42 Bissenberger Crescent, Kambah, ACT 2902

Sold House

Thursday, 11 April 2024

42 Bissenberger Crescent, Kambah, ACT 2902

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 138 m2

Type: House



Michael Potter
0413830598



Alisa Lawrence
0261624141

\$873,000

An enticing family retreat, discreetly immersed amongst a native, landscaped environment attracting an array of exotic bird life plus a choice of meandering walking trails to Mt Taylor at your doorstep. The home is immaculately presented, offers privacy and seclusion with warm, earthy tones throughout. A design that features light filled interiors including an open plan living area, a classic old style kitchen, refreshed bathroom and laundry. The extended wing showcases an impressive, oversized, segregated master bedroom with modern ensuite, the 3 additional bedrooms offer built in robes and the majority of windows are framed by panoramic vistas to the native canopy. Garnished with some tasteful updates throughout including new carpet in 3 bedrooms, new bamboo flooring in the kitchen, meals area, and hallway, new roman blinds, new light fittings and impressive new paint work inside with some outdoor touch ups. The spacious deck area to the front of the home is a private place to entertain family and friends whilst relaxing and enjoying the peacefulness, the tranquillity and the privacy. This is a wonderful opportunity to buy in a convenient, central location and bespoke for those who appreciate a close contact with nature and who seek a secluded, private lifestyle. HIGHLIGHTS:-privately built home backing nature reserve-private bushland and Mt Taylor views-sited on a generous land holding of 901m2 approx.-open plan living area-classic, old style kitchen, refreshed bathroom and laundry-new internal paint work throughout-new carpet in 3 bedrooms-new bamboo flooring in the meals, kitchen and hallway-new Roman blinds in the living area, kitchen and meals area and 3 front bedrooms-new light fittings -reverse cycle wall units in all bedrooms and living area -double glazed windows in the extended main bedroom-refreshed 'alfresco' deck area at the front of the home -solar system-under house storage -double carport THE LOCATION: Walking distance to:-Mannheim Street Cafe and Supermarket -Taylor Primary School-hiking trails of Mt Taylor -Eucalyptus Montessori Early Learning Centre & Preschool Short drive to:-Kambah Village-Burns Club-Namadgi School-St Anthonys Primary -Lake Tuggeranong College-Tuggeranong Hyperdome-All amenities on offer in the Weston Creek and Woden Valley precincts ADDITIONAL INFORMATION:-block: 4-section: 404 -EER: 3.5-year built: February 1976 -extension: February 2011 -living area: 137.91m2 / carport: 30.25m2-block size: 901m2-land value: \$537,000-land rates: \$2,955 per annum-land tax: \$4,919 per annum -only paid if leased-rental appraisal: \$660 - \$680 per weekAll measurements and values are approximate.