

47/8 Henry Kendall Street, Franklin, ACT 2913

ARCHER

Townhouse For Sale

Thursday, 25 April 2024

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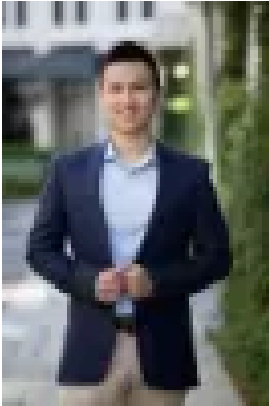
Bedrooms: 3

Bathrooms: 2

Parkings: 1

Area: 137 m2

Type: Townhouse



Alex Wang

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\$699,000+

PLEASE NOTE, VIRTUAL FURNITURE IS APPLIED TO PHOTOS TO HELP DISPLAY HOW TO ORGANIZE THE ROOMS Located just steps from the light rail station, this family-friendly townhouse is a gem in the heart of Franklin, surrounded by essential amenities like Franklin Woolworth, Franklin & Harrison Schools, childcare centers, medical facilities, and the vibrant Gungahlin Town Center. This inviting two-storey home offers a generously proportioned open-plan living area, dining space, and a contemporary kitchen - all on the ground floor with direct access to a low-maintenance front yard features artificial grass and lockable gate, provides private and safe outdoor settings. The property benefits from its corner block positioning, highlighting additional side windows that flood the space with natural light and enhance ventilation, creating a bright and inviting atmosphere. The design also enhances privacy, with just one shared wall with the neighbor. Convenience is key with a ground floor powder room, large laundry area with internal access leading to garage and courtyard with a clothesline. Spacious master bedroom that includes a triple built-in wardrobe, exemplifying comfort and style. This townhouse combines the ultimate in convenience and modern living, making it a perfect choice for families seeking a dynamic yet peaceful lifestyle. Contact us today for more information and to schedule a viewing. Features: • Two-storey floor plan • Easy-to-maintain front yard with artificial grass and enclosed backyard • Side windows enhance natural lights and ventilation • Open plan living and dining area • Floorboards in ground level • Gas cooktop • Stainless Steel Appliance • Stone benchtops • Powder room downstairs • R/C Air condition • Full-height tiles in bathroom and ensuite • Automatic single garage with internal access • NBN Ready • Close to Franklin Woolworth, Franklin & Harrison Schools, childcare centers, restaurants, cafes, medical centers, public transport and the Gungahlin Town Center Particulars (all approx.) Year Built: 2015 Living Size: 114 m² + 22 m² Garage Block Size: 112 m² Strata: \$517/quarter Rates: \$510/quarter EER: 5.5 DISCLAIMER We have obtained all information provided here from sources we believe to be reliable; however, we cannot guarantee its accuracy. Prospective purchasers are advised to carry out their own investigations and satisfy themselves of all aspects of such information including without limitation, any income, rentals, dimensions, areas, zoning and permits. Any figures and information contained in this advertisement are approximate and a guide only and should not be relied upon for financial purposes or taken as advice of any nature. Individuals, Self-Managed Super Funds, companies, anyone or entity, should make their own inquiries and seek their own advice and rely only upon those inquiries and advice. Archer does not guarantee the accuracy of the information above and are not financial advisers or accountants and do not provide any of the above information as advice of any nature.