

# 47 Dorrie Crescent, Moncrieff, ACT 2914

LUTON

## House For Sale

Wednesday, 3 April 2024

47 Dorrie Crescent, Moncrieff, ACT 2914

Bedrooms: 4

Bathrooms: 2

Parkings: 3

Area: 680 m2

Type: House



Harman Bedi  
0423726933

## Auction

Welcome to your dream oasis nestled in the heart of a serene neighborhood, offering the perfect blend of privacy, luxury, comfort, and relaxation. This stunning 4-bedroom, 2-bathroom residence boasts contemporary architecture and elegant design, promising an unparalleled living experience.

**Key Features:**

- Spacious Interiors:** Step inside to a sun-drenched expansive living space adorned with high ceilings, large windows, and exquisite finishes throughout. The open floor plan seamlessly connects the living, dining, and North-facing kitchen areas, creating an ideal setting for both relaxation and entertainment.
- Gourmet Kitchen:** The chef-inspired kitchen is a culinary enthusiast's delight, featuring sleek countertops, premium stainless steel appliances, gas cooktop, walk-in pantry for ample storage, and a generous island/breakfast bar for casual dining.
- Tranquil Bedrooms:** Retreat to the luxurious master suite offering a peaceful sanctuary with a private en-suite bathroom, walk-in closet. Three additional well-appointed bedrooms provide comfort and versatility for family members or guests with built-in cupboards. Also, has a well-appointed family home theatre room for anyone to sit back and enjoy favorite series on Netflix, a game of footy or watch a movie of your own choice.
- Outdoor Paradise:** Step outside to discover your private outdoor haven. The expansive patio overlooks a sparkling swimming pool, perfect for refreshing dips on warm summer days or hosting unforgettable poolside gatherings. Lush landscaping and a fenced yard ensure privacy and tranquility.
- Additional Amenities:** This home is equipped with modern conveniences, including central reverse cycle air conditioning with back yard which can accommodate a firepit for cozy evenings, and outdoor functional kitchen, a laundry room for added convenience, and a two-car garage with storage space. Solar system with 6.6KW capacity to help reduce your electricity bills and 2 study areas which absolutely makes this a unique abode to live in.

**Location:** Conveniently located close to beautiful walking trails, schools and is only a short drive to Amaroo, Casey Market Town and Gungahlin Market Centre for all the shops, restaurants, and amenities you need to settle in the friendly district of Gungahlin.

**Don't Miss Out:** Seize the opportunity to own this exceptional residence and elevate your lifestyle to new heights. Schedule your viewing for this one and experience the epitome of luxury living!

**Property details:**- House size: 235.40m<sup>2</sup> (approx.)- Block: 680.00m<sup>2</sup> (approx.)- Rates: \$731 per quarter- Year build: 2017- EER: 5.5