

47 Sharwood Crescent, Evatt, ACT 2617

TIMOTHY R^D

Sold House

Saturday, 11 November 2023

47 Sharwood Crescent, Evatt, ACT 2617

Bedrooms: 4

Bathrooms: 2

Parkings: 4

Area: 833 m²

Type: House



Tim McInnes



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\$1,030,000

The road home...Gently nestled on a distinguished corner block with expansive street frontage, this resplendent four-bedroom home is the epitome of suburban grace, offering voluminous space, refined comfort, and peerless convenience. Featuring an inviting sunroom, an extensive four-vehicle garage, and exquisitely landscaped grounds, it represents a synthesis of rarity and allure. Cross the threshold and be enveloped by the warm embrace of the home's innate charisma. The welcoming foyer unfurls into the radiant expanse of the lounge, a room aglow with the cheerfulness of natural light and the promise of familial warmth. The adjoining dining area, with its generous dimensions, stands ready to host intimate dinners and festive celebrations in equal measure. Culinary endeavours find their home in a kitchen outfitted with quality appliances and an abundance of storage space, conceived to simplify the art of cuisine and the joy of entertaining. The sunroom, a bastion of tranquillity, adjoins the culinary space, affording a year-round oasis for contemplative solitude or spirited socialising amidst the comforts of home. Residential quarters consist of four amply proportioned bedrooms, each sanctified by built-in wardrobes and a wash of serene light. The master suite distinguishes itself with a chic ensuite, a private domain of luxury and repose. The design of every bedroom converges on a singular point: to provide a restful sanctuary imbued with tasteful amenities and generous light. The road ahead...The substantial four-vehicle garage emerges as a versatile space, not merely for the sheltering of automobiles but as a storehouse for the active family's bicycles, kayaks, and more, ensuring that no aspect of an active and dynamic lifestyle is left unaccommodated. The garden's design invites both activity and relaxation, with areas allocated for a warming fire pit and a paved patio space ideal for children's play and cycling. Side access to the backyard is thoughtfully provided through a securely gated entrance. Located in a highly desirable Evatt location, the residence is moments from St Monica's and Miles Franklin Primary School and the picturesque Ginninderra Creek. This property represents not merely a home but a lifestyle offering, merging practicality with luxury in a location renowned for its community spirit and natural allure. Quality features include...* Ducted reverse cycle air conditioner* Ducted gas heating* Multiple living spaces including large sunroom* Four car garage* Close to public transport options* Solar Panels* Solar Hot Water with gas booster* Side access to backyard* Located close to local schools, shops and playing fields, Westfield Belconnen and Lake Ginninderra. Currently rented at \$750.00 p/w, lease expires 14th March 2024