

5/7 LOFTY CLOSE, Palmerston, ACT 2913

AREA SPECIALIST

Townhouse For Sale

Wednesday, 27 March 2024

5/7 LOFTY CLOSE, Palmerston, ACT 2913

Bedrooms: 2

Bathrooms: 1

Parkings: 1

Type: Townhouse



Jason Hall
0475983079

By Negotiation

Its Addressed: Current offer of \$590,000. We are for outright sale. The timed sale closing date is 08/4/2024 at 6:30 pm. *THIS IS NOT AN ONLINE AUCTION. To register to offer, OR to follow this campaign, copy the below link into a search engine: <https://buy.realtair.com/properties/126166> Full transparency of the sales process A timed sale is not as complicated as it looks. Here's what you need to know. On holidays? No problem. You can participate at any time, from anywhere. Location is no longer a barrier to buying property. You can trust the sales process: everyone can see the current highest offer at all times, ensuring complete transparency. Sign up for property alerts and be notified of changes and offers. Take the time you need to do your research, knowing you won't miss out. Think of eBay for real estate Step into the real estate market with style at 5/7 Lofty Close, a charming townhouse nestled in the heart of Palmerston. This property offers a fantastic opportunity for first-time buyers and investors, making it a great option to live in or rent out. Upon entering, you'll be welcomed by a spacious open plan living area that seamlessly combines lounge and dining spaces, perfect for relaxing or hosting guests. The kitchen has plenty of bench space, storage, and a gas stove for culinary creations. Stay comfortable year-round with a gas wall furnace for winter warmth and reverse-cycle air conditioning for summer coolness. The separate toilet and bathroom with a bath offer convenience, especially for families. Outside, you'll find a front yard and enclosed courtyard, ideal for pets and children to play safely. The single garage and extra parking on the driveway cater to your vehicle needs. Location is key, with easy access to Gungahlin Drive, Inner North, and the city, as well as Gungahlin Town Centre. Families will appreciate the proximity to Burgmann Anglican School and local bus stops on Kosciuszko Ave. Experience a lifestyle of convenience and comfort at this picturesque townhouse in Palmerston. Your first home or investment opportunity awaits. Year built: 1993 Living size: 89m² Single garage size: 24m² Body corporate: \$1978 per year Unit plan : 924 Land tax: \$847.20 per quarter Rates: \$641.00 per quarter* Rental appraisal: \$480-\$520 per week* Ideal property for first-time buyers and investors, offering a great option for living in or renting out.* Spacious open plan living area combining lounge and dining spaces for relaxation or entertaining guests.* Kitchen with ample bench space, storage, and gas stove for culinary creations.* Gas wall furnace for winter warmth and reverse-cycle air conditioning for summer coolness.* Separate toilet and bathroom with a bath for added convenience, ideal for families.* Front yard and enclosed courtyard for pets and children to play safely.* Single garage and extra parking on the driveway for all your vehicle needs.* Convenient location with easy access to Gungahlin Drive, Inner North, city, and Gungahlin Town Centre.* Proximity to Burgmann Anglican School and local bus stops on Kosciuszko Ave.