

**5 Millen Street, Hughes, ACT 2605**



**House For Sale**

Friday, 24 May 2024

5 Millen Street, Hughes, ACT 2605

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Area: 699 m2**

**Type: House**



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## Auction 22/06/2024

Superbly extended, renovated and presented this stunning property is certain to meet all your family's needs, offering modern living in a coveted locale. Embrace the spacious, light-filled living, dining, and kitchen areas, perfect for entertaining or relaxing with loved ones. The new kitchen boasts top-of-the-line appliances, including a gas cooktop, electric oven, and dishwasher. Gather around the oversized island bench or enjoy the convenience of a walk-in pantry. Need a space for hobbies, games, or movie nights? The separate rumpus room provides endless possibilities for fun and relaxation. Retreat to one of four generously sized bedrooms, including a master suite designed for luxury living. Enjoy the privacy of a walk-in robe and ensuite complete with a shower, bath, and toilet. With a powder room and a main bathroom catering to all your family's needs, convenience is key in this home. Take pleasure in the outdoors with your own paved and covered outdoor entertaining area, perfect for hosting BBQs or enjoying alfresco dining. Surround yourself with established, well-maintained gardens and lawns, providing a serene backdrop for outdoor enjoyment. Situated in a great location, this home is ideal for growing families. Enjoy easy access to schools, parks, shopping, and more, ensuring every convenience is within reach. Don't miss this opportunity to secure your slice of Hughes paradise.

**Property Features Include:**

- Sophisticated renovations throughout the home to suit all family needs
- Modern and large open plan living, dining and kitchen
- New kitchen fitted with high end appliances including gas cooktop, electric oven, dishwasher, an oversized island bench and walk in pantry
- Separate and versatile rumpus room
- Four generous sized bedrooms
- Master suite is a private retreat fitted with a walk in robe, ensuite with a shower, bath and toilet
- Powder room and main bathroom great in size for all requirements
- Paved and covered outdoor entertaining area
- Established and well maintained gardens and lawns
- Rain water tank installed from rear garage for grass irrigation
- Evaporative cooling and ducted gas heating, Ethanol fireplaces installed
- EV charger located in the carport
- Double glazed windows
- Internal renovations completed in 2019
- Built: 1965
- EER: 4.5
- Living: 177sqm
- Garage: 18.35sqm & Carport: 31sqm
- Block: 699sqm
- Rates: \$4,644pa
- Land tax: \$8,523pa (Investors only)
- UV: \$952,000 (2023)

**Close Proximity to:**

- Canberra Hospital
- Woden Westfield
- Canberra City
- Tuggeranong South Point
- Local shops, cafe's and restaurants
- Hughes Primary School
- St Peter & Paul Primary School
- Holy Trinity Primary School
- Curtin Primary School
- Alfred Deakin High School
- Canberra College
- Federal Golf Club
- Arterial roads, bike paths and public transport

**Disclaimer:** All information regarding this property is from sources we believe to be accurate, however we cannot guarantee its accuracy. Interested persons should make and rely on their own enquiries in relation to inclusions, figures, measurements, dimensions, layout, furniture and descriptions.