

**6/12 Luke Street, Holt, ACT 2615**

LUTON

**Sold Townhouse**

Friday, 11 August 2023

6/12 Luke Street, Holt, ACT 2615

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 2**

**Type: Townhouse**



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**\$572,000**

Ideally located only a few minutes' walk from Kippax Fair, this single level, three-bedroom town house is a great opportunity to enter the market and add your own touches later. The floor plan features two separate living areas, ideal for a shared home or just to get some space. The bedrooms, two of which have built-in wardrobes are a good size with a third bedroom to the front providing flexible living options. The spacious bathroom has been renovated to offer a generously proportioned walk-in shower and there is a separate toilet. The rear sliding door leads to an extensive paved courtyard which offers several spaces to relax plus rear gate access. Private parking accommodates two vehicles via a single lock up garage and additional allocated parking space. Features include:- Quiet location- Three bedrooms, two with built in wardrobes- Functional kitchen with glass cook top- Large bathroom with walk-in shower- Skylights in kitchen and bathroom- Single lock up garage plus allocated parking- Extensive private courtyard to rear- Rear gate access- Colourbond fencing- Walking distance to Kippax Fair Shopping Center- Minutes to local school- Living approx. 93m<sup>2</sup>- EER 3.5- Rates \$2,350.00 approx. P/A- Body corporate levies - \$1,921 approx. P/A- Completed 1993