

# 6 Anna Morgan Circuit, Bonner, ACT 2914

## House For Sale

Saturday, 1 June 2024



6 Anna Morgan Circuit, Bonner, ACT 2914

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Type: House



Kammy Singh  
0424362426



Happy Singh  
1300558121

## **Auction 16 June 12:00Pm (Onsite)**

Auction Location: Onsite Hawk Real Estate Proudly Presenting 6 Anna Morgan Circuit, Bonner, ACT 2914 - a modern oasis nestled in the heart of a serene and established neighborhood. This spacious house, built in 2010, offers a perfect blend of comfort, style, and practicality, tailored to cater to your family's needs. Settle into this beautiful, modern 4-bedroom home, thoughtfully designed to accommodate your family's lifestyle. As you step inside, natural light floods the inviting lounge area, providing a warm welcome. This lounge area, situated at the entry, serves as a cozy spot for relaxation, basking in sunlight throughout the day. The spacious dining-family area seamlessly connects to the modern-style kitchen, equipped with all the amenities needed to support family gatherings and everyday meals. Enjoy the convenience of indoor-outdoor living with a fabulous pergola and low-maintenance backyard, perfect for relaxation and entertainment. Completing the outdoor space is the brand new artificial grass area, wrapping around the residence and offering a versatile space for family activities and leisure. Embrace the blend of comfort, style, and practicality in this exquisite family home.

Well-established neighborhood of Bonner, this property offers tranquility without sacrificing convenience. Enjoy easy access to parks, schools, shops, and public transport, with the added benefit of being within walking distance to nearby schools. Contact us today to arrange a viewing and take the first step towards making this beautiful family home yours.

Features Includes : Spacious 4 bedroom with walk in robe and Master with ensuite  
2 Bathrooms + Bath Tub  
Spacious living areas  
Modern style kitchen with 5 Burner Gas cooktop bench top complete with stainless steel appliances & island bench and plenty of space  
Easy care, low maintenance yard  
Single glazing throughout  
Under roofline alfresco outdoor entertainment area  
Tiled alfresco area  
Separate laundry  
Ducted reverse cycle heating and cooling  
Double garage with internal access  
Close to bonner Primary school and just walking distance to bonner shops  
Stormwater tank provisions connected to toilets  
LED lights throughout dwelling  
6.6 Solar system  
Block Size 405m<sup>2</sup> Living 168.00m<sup>2</sup> Double Garage 38.00m<sup>2</sup> Total GFA 206.00m<sup>2</sup> Rates \$786 Per quarter

**DISCLAIMER:** All stated dimensions are approximate only. Particulars given are for general information only and do not constitute any representation on the part of the vendor or agent. Every care has been taken to verify the accuracy of the details in this advertisement, however, we cannot guarantee its correctness. Prospective purchasers are requested to take such action as is necessary to satisfy themselves with any pertinent matters.