

6 Brent Place, Garran, ACT 2605

maloneys

House For Sale

Tuesday, 7 May 2024

6 Brent Place, Garran, ACT 2605

Bedrooms: 3

Bathrooms: 3

Parkings: 2

Area: 939 m2

Type: House



Moira Maloney

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\$1,490,000 Plus

Experience relaxed living in this stunning three-bedroom home located in a prime location! Boasting two bedrooms that include ensuites and walk-in robes, a third bedroom with a built-in robe, a separate study, main bathroom and a separate laundry this property offers unparalleled convenience and comfort; whilst wheelchair accessibility ensures that everyone can enjoy the beauty and convenience of this unique home. The Master en-suite includes a full-size bath, separate shower, vanity and WC. Neutral tones abound throughout and the kitchen includes ample storage, chic appliances and open-plan living at its best, leading into the Family and Dining Room areas. Gorgeous garden views can be seen from every room, providing a sense of tranquility and serenity, whilst the spacious 936m² block allows for plenty of outdoor space to relax and unwind. Located within walking distance to local schools, this home is perfect for families looking for a convenient lifestyle. The study or parents' retreat off the main bedroom offers a quiet space for work or relaxation. Stay comfortable year-round with gas heating and evaporative cooling, and rest easy knowing your vehicles are safely stored in the double garage. The additional wine cellar and storage space provides extra convenience for your belongings. Don't miss out on this amazing opportunity to own a truly special and accessible home in Garran. Contact us today to schedule a viewing!

Property Highlights: Three bedroom, two bedrooms with their own ensuite and walk-in robes
Three bathrooms
Wheel-chair accessible
Garden View from every room
Spacious 936m² block
Walking distance to local schools
Study or parents retreat off main bedroom
Gas Heating & Evaporative Cooling
Double garage
Additional wine cellar and storage

Property Details: Year Built: 1967
Size of Home: 182.30m² plus Basement & Cellar 20.30m² , Plus double garage
EER 3
Block Size: 939m²
UV \$998,000
Truss Roof Framing
Insulation R3 & R4
Rental Appraisal: \$900.00 - \$950.00 per week. Rates: \$4679.00
Land Tax: \$8594.00

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