

6 Veale Street, Monash, ACT 2904

House For Sale

Friday, 3 May 2024



6 Veale Street, Monash, ACT 2904

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 915 m2

Type: House



Brett Hayman
0411414624



Martin Faux
0421593602

Auction

Nestled within a quiet street on a large parcel of land, over 900 sqm, is this excellent entry level property. Largely original throughout, the home is brimming with potential to renovate or extend, adding value in this prime location. The well proportioned floor plan offers a great starting point with multiple living areas including a lounge at the front of the home with a large northerly window, a meals area adjoining the kitchen and a separate family room. Accommodation is provided by three good sized bedrooms, the main with ensuite. There is ample climate control to keep you comfortable year-round, including ducted gas heating, ducted evaporating cooling and a reverse cycle split system. The secure backyard stretching out from the rear of the home is great space for kids and pets to play whilst providing ample room to extend if desired. The large parcel of land also opens up the possibility of subdivision of a second dwelling, subject to the required approvals of course. There is a large double garage for all of your toys with additional garden sheds for storage. Conveniently located just moments from the Erindale Shopping Centre, local schools and colleges and Monash Hill Playground whilst only a short drive to the Tuggeranong Town Centre. Don't miss the opportunity to secure this home. Call today to book a viewing.

Additional Features: Ducted gas heating, ducted evaporative cooling, reverse cycling split system, new insulation fitted through ceilings and walls, approx. 12 months ago. Large parcel of land ideal for extending or re-building. Quiet family friendly street. Multiple living areas. Double lock up garage. Light and power to double garage. Additional garden sheds.

Whats nearby: Monash Primary, Wanniasa School, Erindale College, MacKillop College, Erindale Shopping Centre, Tuggeranong Town Centre, Monash Hill Playground, Monash Park Playground.

EER: 3.5
Living area: 129m²
Land size: 915m²
Rates: \$2,868 pa (approx)
Land Tax: \$4,715 pa (approx)
Land Value: \$489,000 (2023)