

60/53 Holborow Avenue, Denman Prospect, ACT 2611



Sold Townhouse

Friday, 29 September 2023

60/53 Holborow Avenue, Denman Prospect, ACT 2611

Bedrooms: 1

Bathrooms: 1

Parkings: 1

Area: 65 m²

Type: Townhouse



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\$465,500

Immediately captivated by this spectacular townhouse, falling in love with the high-quality build, location and sense of community, the homeowners knew this was an opportunity they didn't want to miss. Nestled in the vibrant heart of Denman Prospect, this North-facing home, built by the renowned Nikias Diamond, welcomes you with warmth and elegance. An expansive external courtyard invites you into a large, light filled, open plan living, dining and kitchen. The sleek, modern kitchen boasts exquisite timber details, stone benchtops and top-of-the-line Fisher and Paykel appliances, including an 600mm induction cooktop and oven, complete with ample cabinetry and bench space. Upstairs, the generously sized bedroom presents a floor-to-ceiling North-facing window, offering breathtaking views of the picturesque Molonglo Valley – offering a gorgeous morning vista to start each day. Two built-in wardrobes provide ample storage, while plush carpet and a heating and cooling system complete this space, offering a relaxing place to unwind. An upstairs study nook provides a comfortable space to work from home or for additional storage. As well as the main fully tiled bathroom which is complete with an oversized shower and large basing with storage. This townhouse offers luxury living, with a vibrant community lifestyle, while enjoying the convenience of having everything you need within walking distance. The homeowner's have decided it's time to start their next chapter.... but as one book closes, another opens, providing a fantastic opportunity for a new homeowners or investor alike, as this home opens its doors to a new story. More Details: Master bedroom ft. two built-in wardrobes Study nook Fully tiled bathroom Open plan living, kitchen & dining Kitchen ft. Fisher & Paykel 60mm induction cooktop & oven, stone benchtops & ample cabinetry Spacious courtyard accessible via large glass sliding doors to living space 2x Heating/cooling system in bedroom & living space Large north facing window in bedroom ft. gorgeous views Dual roller blinds (block-out/sun-filtering) NBN connection Allocated, secure carpark ft. storage cage & direct access to unit Approx. living size: 65sqm Approx. courtyard size: 24sqm Approx. Strata Levies: \$298.52 p/q Approx. Rental Return: \$510 per week