

60 Maribyrnong Avenue, Kaleen, ACT 2617

STONE

Sold House

Friday, 6 October 2023

60 Maribyrnong Avenue, Kaleen, ACT 2617

Bedrooms: 3

Bathrooms: 2

Parkings: 3

Area: 830 m2

Type: House



Kris Hellier
0413799700



Darby Langdown
0432799221

\$901,000

The property will be going to Auction on 22/10/2023 at 12:00pm with offers welcome prior to auction. Situated on a generous 830sqm RZ2 block in the sought-after suburb of Kaleen, this home is ready for a new family to put a fresh spin on it. From the moment you walk in, you're met with a cozy entryway, complete with a beautiful aquarium feature. The convenient floorplan is set all on a single level, with two separate living areas and is ideal for investors, first home buyers, families and downsizers alike. The spacious kitchen boasts an abundance of bench and cupboard space as well as a large pantry, electric cooktop, oven and dishwasher. The living space is extended by the enclosed veranda which is accessible through both the dining area as well as the living room, perfect for an outdoor setting, entertaining and enjoying the private enclosed rear yard. All three of the light-filled bedrooms are complete with built in robes, with the main bedroom enjoying use of an ensuite. The main central bathroom is complete with a bathtub and has the added convenience of a separate toilet, catering to a family's needs. Enjoy the handy location being within walking distance to Kaleen shops, and with easy access to Belconnen shopping mall, Gungahlin Town Centre, and the City, with a wide array of eateries, public transport options and schools nearby. Living: 151.8sqm Garage & Laundry: 47.46sqm Carport: 24sqm Total: 223.26sqm Block: 830sqm - Functional family home with two separate living areas - Generous bedrooms, all with built in robes - Spacious master bedroom with ensuite - Sizable main bathroom with full sized bath and a separate toilet - Enclosed veranda perfect for entertaining all year round - Sunny North-facing aspect - Large kitchen, complete with an electric cooktop, dishwasher, electric oven and extensive cupboard and bench space - Beautiful flooring throughout with polished hardwood floorboards, slate tiles and fresh carpet in the main bedroom - Slow combustion fireplace and split system installed in the lounge room - Garden shed and storage space in the backyard - Lock-up double garage with internal access, laundry and toilet as well as additional carport - Lots of garden space, ready for a Greenthumb's touch - Additional front courtyard, perfect for enjoying the sun - Convenient location within walking distance to Kaleen shops, easy access Belconnen shopping mall, Gungahlin Town Centre, and the City, with a wide array of eateries, public transport options and schools nearby Rates: \$3,906.84 per annum Land tax: \$6,975.40 per annum Disclaimer: The material and information contained within this marketing is for general information purposes only. Stone Gungahlin does not accept responsibility and disclaim all liabilities regarding any errors or inaccuracies contained herein. You should not rely upon this material as a basis for making any formal decisions. We recommend all interested parties to make further enquiries.