

61 O'loghlen Street, Latham, ACT 2615

home by holly

House For Sale

Thursday, 15 February 2024

61 O'loghlen Street, Latham, ACT 2615

Bedrooms: 3

Bathrooms: 1

Parkings: 4

Type: House



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\$745,000 +

Opportunity in a convenient location! This lovely three-bedroom family home, brims with charm and is distinguished by a large sunroom that flows to the garden, and pleasant sheltered alfresco arena. Nestled behind high garden hedges and shaded by mature trees, the home is a lovely mix of red brick, crisp white awning windows with a touch of timber paneling. A pittosporum lined driveway ushers to a gated double carport and double garage. There is also a dedicated red granite parking bay set within the front garden, providing ample off-street parking. A large shady deck provides entryway and completely private alfresco living. The original timber door with sidelights opens to a small foyer with cooling terracotta floor tiles. The adjacent front facing living area is drenched in light via expansive picture windows. There is a slow combustion fireplace to keep things cosy on cooler nights, and a nice open flow with the dining area. Feature walls characterise the dining space, as a sweetly curved archway ushers to the kitchen. We love the vintage tiled kitchen splash back in notes of electric blue and the original marbled linoleum counters. There is plenty of storage including a large pantry, while a big window gives perfect elevated views across the back garden. A slender tiled hallway leads to three peaceful bedrooms centered around a family bathroom. All bedrooms have built-in robes for seamless storage and welcome light via large timber windows. The original bathroom is finished in a mix of white and brown tiles and offers a bathtub, separate toilet and shower room. A large internal laundry with mosaic tiled floors opens to an enormous sunroom. Banks of windows welcome sky and warming sunshine, creating a versatile space that can be enjoyed all year round. Perfect for a second living and dining area, home office or perfect teen-hang, this lovely long room is wonderfully versatile. It is not hard to imagine a ping-pong or pool table here, the kids enjoying hours of fun with their friends while the adults dine in peace on the breezy front deck. Summer living is easy within the sheltered outdoor room which merges onto the soft lawns of the back garden. Think, balmy summer days and warm nights, the table set for plenty, the barbecue sizzling...relaxing with family and friends. There is a nice open-closed privacy, the feeling of being immersed in nature yet protected from the elements. Latham is a well-positioned family friendly suburb, surrounded by green spaces, and handy to Brindabella National Park, The Pinnacle, Mount Painter, and Lake Ginninderra and Kippax Fair is not far away. The dynamic and evolving Belconnen precinct is a few minutes away with its myriad of dining and shopping options, including the Fresh Food Markets, currently undergoing an exciting refurb. The home is close to transport and an excellent choice of schools. features..charming three-bedroom plus sunroom family home is sunny Latham. large covered front deck with lovely garden privacy. welcoming living area with vast picture window framing views of the front garden and slow combustion fireplace. adjacent formal dining room with feature walls .sunny kitchen with vintage tiled splash back and original countertops, lots of storage including a large pantry and freestanding electric oven. three peaceful bedrooms with robes. family bathroom with tub and separate shower room and toilet. internal laundry opening to sunroom. bright and airy sunroom running the full length of the house with ample space for alfresco dining, living or perfect for a games room. fully fenced rear yard with soft lawn. large covered alfresco/barbecue area. garden shed. over-sized double garage with workspace and storage. double gated carport. additional off-street parking space. front security door. ceiling fan to living area. reverse cycle AC. walking distance to the local primary school. handy to Latham Playing Fields and McLoughlin Park .close to Kippax Fair Shopping Centre and Scullin shops. moments from the bustling Belconnen precinct EER: 1 Living: 114m² Rates: \$2,812 approx. per annum Land Size: 755m² Land Value: \$464,000