

66 Hannan Crescent, Ainslie, ACT 2602

LUTON

Sold House

Thursday, 12 October 2023

66 Hannan Crescent, Ainslie, ACT 2602

Bedrooms: 3

Bathrooms: 2

Area: 677 m2

Type: House



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\$1,417,500

Renovated with flair, this light filled home is a work of art and showcases flawless contemporary finishes throughout, which enhance the charm and character of the home. It will delight those who enjoy entertaining or just relaxing, on the spectacular rear entertaining deck with its luxurious spa! Located in the peaceful heart of this historic early Canberra suburb, the attractive street is only a short walk to schools, shops and nature trails on Mt. Ainslie. The stylish update has created street appeal that will captivate from first sight. The insulated weatherboard cladding is decorated in a light tone and there is a new Colorbond roof. The wrap around front deck with pergola has a northerly aspect, perfect for a morning coffee. Elegant plantation shutters along the front of the home add to the impression. The welcoming entry reveals the chic interior refreshed in a fresh neutral shade, with an unmistakable Hampton theme, and opens into the intimate lounge, furnished with plantation shutters. Exposed brickwork of the fireplace is an authentic feature, which could be opened up again or used for an electric fireplace. Picture rails extend through the open plan lounge and dining, which offer views over the deck and garden to Black Mountain tower. Stacker doors from the dining area allow seamless flow through onto the magnificent entertaining deck with its remarkable pitched roof pergola, the structural timber a decorative feature. The attention is immediately drawn to an amazing spa pool, its sparkling warm water offering blissful relaxation all year round! The dining area flows into the stunning, new galley kitchen, highlighting the beauty of Merbau timber in the generous expanse of benchtop with waterfall edges, and overlooking the deck through a garden window. Appliances include an induction cooktop, glass rangehood, stainless steel oven and dishwasher, while a laundry nook at the end includes a large pantry. Attractive ash toned flooring and LED downlighting feature throughout the home. Ducted gas heating and evaporative cooling ensure comfort, and a 10.6 kW solar system minimises costs. Bedrooms are spacious, light and airy, and the master offers a wall of built-in robes, shelving and new ensuite. The new main bathroom features identical quality finishes, and both have in-slab heating. At the rear of the home, a generous, fully insulated rumpus harmonises with the exterior of the home and can also be used as a home office or teen retreat. There is a firepit and play space in the rear garden with inground watering to front and back gardens. The tree lined streets reflect decades of history and are a delight to explore. North Ainslie primary and Dickson College are only a short walk, while many other well regarded schools are close by. Vibrant Ainslie shops, Dickson restaurants and the tram are a comfortable stroll. A beautiful home in an outstanding location, ready to welcome its new family and guests!

Key Features- Stylish renovation of charming weatherboard home and addition of outstanding entertaining- Peaceful location in heart of historic Ainslie, only a short walk to shops and sought after schools- Superb street appeal, with new, insulated weatherboard cladding in a light tone, Colorbond roof, wrap around front deck with pergola and northerly aspect, plantation shutters and attractive garden- Interior refreshed in a neutral shade, with chic Hampton theme - Entry features contemporary ash toned flooring, extending throughout the home- Lounge furnished with elegant plantation shutters and featuring exposed brickwork of fireplace- Ducted gas heating, ducted evaporative cooling, LED downlighting and a 10.6 kW solar system- Open plan lounge and dining have view over Merbau deck to Black Mountain and tower- Stunning new kitchen showcasing large area of Merbau benchtops and garden window- Induction cooktop with glass rangehood, dishwasher and large pantry- Stacker doors in dining create seamless integration of living with huge entertaining area

- Impressive spa pool on entertaining deck offers year round enjoyment, with shutters on either side- Spacious, light and airy bedrooms, master with wall of built-in robes and shelving, and new ensuite- New main bathroom with identical quality finish, and in-slab heating to both bathrooms- Large, fully insulated rumpus at rear of home could be also be used as a home office - Opening Velux skylight in rumpus and extensive storage in loft area above - Firepit and grassy play space in rear garden, and level play area at side of home with artificial grass- Lime and camellias, and inground watering system to turf and garden beds in front and rear - Off- street parking for two cars at the front and on driveway- Short walk to North Ainslie primary, Dickson College, close to Ainslie, Dickson hubs and schools

UV: \$ 1,013,000 (approx) Rates: \$ 5,074.00 pa (approx)