

**6A Green Street, Narrabundah, ACT 2604**



**Sold House**

Wednesday, 13 September 2023

6A Green Street, Narrabundah, ACT 2604

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Area: 554 m2**

**Type: House**



Linda Lockwood  
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**\$1,415,000**

Set on one of Narrabundah's most tightly held tree-lined streets. A timeless and well established, dual occupancy home, offering impressively proportioned interiors with quality appointments throughout. Recently updated making this home ready to move in and start your new life. An enviable eastern orientation creating light-filled spaces with spacious two living areas opening to serene and private courtyard gardens. Enter the home and be greeted with high ceilings and a lovely airy feel opening onto multiple living spaces. The thoughtfully equipped kitchen features granite bench tops, quality stainless steel appliances and an abundance of storage. The east-facing living areas flow in a seamless sequence to the rear garden, offering the indoor/outdoor lifestyle we all crave. The living spaces off the front entry sets the tone with captivating sliding doors, providing a wonderful field of view that takes in the easy-care gardens. The segregated main suite is spacious and is complemented by a walk-in robe wardrobe and designer ensuite. Two additional bedrooms are both generous in size and offer built-in robes. With ducted heating, full-sized laundry, loads of storage and double garage with internal access you can simply just move in and enjoy. Ever growing in popularity due to its classic Canberra setting amongst reserves and greenspaces, Narrabundah has become a thriving community of high-quality residences with a family-friendly energy. Moments to the local shops, popular schools, golf course, cafes and award-winning restaurants, your new lifestyle awaits.\* Quality three-bedroom, ensuite\* East-facing with soaring ceilings and multiple light-filled living spaces\* Freshly painted, quality carpet and new flooring\* Large, segregated master suite with walk-in robe and ensuite\* Two spacious, light-filled bedrooms with built-ins\* Designer kitchen with quality appliances and loads of cupboard space\* Full sized laundry\* Ducted heating split system heating and cooling\* Established easy care gardens\* Double lock up garage with auto door and internal access\* Moments away to local amenities offering shops, cafes, restaurants, chemist, gym and medical services\* Short stroll to popular private and government schools, Parliamentary Triangle and public transport\* No body corporate fees, self-managed Rates: \$1,102pq (approx.) Land Tax: \$1,573pq (if rented) Whilst all care has been taken to ensure accuracy in the preparation of the particulars herein, no warranty can be given, and interested parties must rely on their own enquiries. This business is independently owned and operated by Belle Property Canberra. ABN 95 611 730 806 trading as Belle Property Canberra.