

7/64 Arndell Street, Macquarie, ACT 2614

independent
PROPERTY GROUP

Sold Townhouse

Friday, 11 August 2023

7/64 Arndell Street, Macquarie, ACT 2614

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 171 m²

Type: Townhouse

\$1,277,000

Step into a world of luxury in this stunning townhouse situated in a prime location, perfect for a family or couple, offering an array of exquisite features that cater to your every need and desire. Boasting a north-east-facing aspect, this four-bedroom stunning home epitomizes elegance and functionality. The ground floor is graced by a generously sized master suite, offering a tranquil sanctuary away from the hustle and bustle of daily life. Complete with a walk-in robe and a luxurious ensuite, the master suite provides ultimate privacy and indulgence. Step down into the high-quality entertainer's kitchen which is a culinary masterpiece, featuring high-end finishes that will satisfy even the most discerning chef. Adorned with exquisite 40mm stone benchtops, and Miele appliances including an induction cooktop, pyrolytic oven, and semi-integrated dishwasher, and deep stainless-steel double Franke kitchen sink and stunning pendant lighting. The kitchen is in a class of its own. Whilst cooking up a storm you are overlooking a sun-filled open-plan living and dining space that will impress you. Sliding doors open to the verandah, and outdoor entertaining space allowing for that cosmopolitan indoor-outdoor lifestyle – perfect for those summer evenings entertaining friends and family. A full-sized laundry completes this level of the townhouse. Take the stairs up to the additional three bedrooms, 2 with built-in robes and 1 with a walk-in robe and additional living space. Luxury pure wool carpet underfoot and stunning window furnishings all add to the feeling of quality and high-end. A study nook, linen cupboard, and family bathroom complete with a bath to relax in and unwind on those busy days completes this floor. Follow the stairs down and you will discover the custom-built wine room – the perfect space for storing your special drop and an intimate space perfect for wine and cheese tasting with some special friends. Internal access to the oversized double garage completes the home. Blackbutt hybrid flooring, wool carpets, soaring 3-meter ceilings, double glazed windows throughout, ducted reverse cycle heating and cooling, wrap-around veranda, travertine pavers in the outdoor entertaining space, and a palette of on-trend colours – this home is elegant and sophisticated. Located within 7 kilometres of Canberra, in a sold-out development, this is the last opportunity to be part of this stunning environment. Situated in the highly sought-after southern end of Belconnen, with the Jamieson Centre, Belconnen Markets, Bunnings, Westfield, local restaurants and cafes, and the town center of Belconnen only minutes away with all the amenities you need this is the perfect place to call home. Features: • Boutique brand new development of 12 townhouses • Spacious open plan living • Blackbutt Engineered timber flooring throughout • Plush woollen carpet in all bedrooms and upstairs living area • Miele pyrolytic oven & built-in convection microwave • Miele Induction cooktop • Miele semi-Integrated dishwasher • 40mm stone bench top • 3-meter soaring ceilings in living areas with floor-to-ceiling windows • Master suite with walk-in robe & ensuite as well as access to deck • Oversized landscaped courtyard • Double glazing throughout • Ducted reverse cycle heating & cooling • Study nook • Custom-built wine room • Instantaneous electric hot water system • Wrap around timber deck • NBN ready • Oversized double garage with internal access • Large communal area Essentials: • EER: 6 • Living area: 171m² • Courtyard: 122m² • Garage: 44m² • Total: 215m² • Strata: \$1,818.79 p.a. approx.