

7 Gubbity Street, Ngunnawal, ACT 2913

Sold House

Wednesday, 21 February 2024

7 Gubbity Street, Ngunnawal, ACT 2913

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Type: House



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\$825,000

This fantastic 3 Bedroom free standing (no common walls) separate title (no body corporates) home presents great value for money. Only 10 years young, with a double garage (with internal access) & an ensuite, what more could you ask for? Every room has been fitted with double roller blinds (visual & block out) & every room with its own split reverse cycle air conditioner (heating & cooling) this home will be cosy all year round. Bedrooms 2 & 3 include full wall (3 door) sliding door system wardrobes & the Main Bedroom with a sizable Walk-In Wardrobe. Ample store area with a linen cupboard in the Laundry & 3 doors of pantry in the Kitchen as well as a small garden shed in the back yard. A fenced front courtyard with a decent fully fenced/enclosed back yard there is plenty of space here to enjoy with an ideally orientated North Facing 350m² block. The Owners' Favourite Part: This was a great second home for us & we are hoping that a young family enjoys it as much as we did. Features include:- Open-plan Family living room- 6m X 6m Front courtyard & rear back yard- Gas cooking & Dishwasher in the Kitchen- Beds 2 & 3 with full wall (3 door) sliding door wardrobes- Main Bedroom with Ensuite & sizable walk-in wardrobe- Double Garage with internal access- Every room with a split reverse cycle air conditioning units- Security screen to front door- Perfect for the young growing Family- Located in the newer part of Ngunnawal (only 10 years young) Particulars (all approx.): - Block Size: 350m²- Under Roofline: 154m²- Living Size: 115.3m²- Portico Size: 2.5m²- Double Garage Size: 36.2m²- Front Courtyard Size: 36m²- UCV: \$397,000 (2023)- Year Built: 2014- EER: 6 STARS- Council Rates: \$2,398pa