

# 7 Randall Close, Dunlop, ACT 2615



## House For Sale

Wednesday, 29 November 2023

7 Randall Close, Dunlop, ACT 2615

Bedrooms: 4

Bathrooms: 2

Parkings: 1

Area: 522 m2

Type: House



Eoin Ryan-Hicks



James Elbas  
0423715124

## Auction

Auction Location: In Room | LJ Hooker Canberra City Auction HQ Step into the epitome of comfort and style within the walls of this beautifully crafted 4 bedroom, 2 bathroom home, complete with a convenient 1 car garage. A recent transformation with fresh paint and new flooring throughout enhances the home's aesthetic, showcasing the owners commitment to quality. This residence boasts a modern design that reflects meticulous attention to detail. Enjoy the convenience of two driveways, providing ample space for your caravan or boat, a unique feature that caters to your adventurous spirit. Across from the property, a charming kids' playground adds a delightful touch to the neighbourhood, making it an ideal location for families. Experience the warmth of underfloor heating during chilly seasons, creating a cozy ambiance throughout the home. Embrace sustainable living with the added bonus of a large solar system, contributing to both energy efficiency and environmental responsibility. Whether you're a first-time home buyer or downsizer, this property offers the perfect blend of modern amenities and easy care living. The functional design and low maintenance features make it an ideal choice for those seeking a comfortable lifestyle without compromising on style. Conveniently located in a peaceful neighbourhood yet close to essential amenities, 7 Randall Place provides the best of both worlds. Enjoy the tranquillity of suburban living while having quick access to schools, Kippax & Charnwood shopping centres, and more. Your dream home awaits! Schedule a viewing today and immerse yourself in the charm and functionality that 7 Randall Place has to offer. Don't miss the opportunity to turn your dream of home ownership into a reality. For inquiries and to book a showing, contact us Eoin Ryan-Hicks 0424 042 419 or James Elbas 0423 715 124.

Features:- Master bedroom with walk in robe and ensuite- 2 bedrooms with built in robes- Brand new hybrid timber flooring in living and hall way areas- Brand new carpet in bedrooms- New paint throughout - Under floor heating throughout - Ducted Evaporative cooling - Low maintenance gardens- Across from parkland & kids playground- Double driveway - Space for caravan or boat- Corner block- Quiet cul de sac street - Large 22 panel solar system

Rates: \$2,382 p.a. approx. Land Tax: \$3,214 p.a. approx. EER: 4

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