

7 Stang Place, MacGregor, ACT 2615

BORIS.

Sold House

Sunday, 15 October 2023

7 Stang Place, MacGregor, ACT 2615

Bedrooms: 3

Bathrooms: 2

Parkings: 1

Area: 391 m2

Type: House



Boris Teodorowych
0402219727

\$775,000

Don't miss this fabulous privately built 3 bedroom home in sought after new Macgregor! Offering approx. 181sqm under the roofline on a optimal flat rectangular block. In great condition, this property boasts spacious open plan living with porcelain tiles. Fabulous kitchen with gas cooking, extra wide fridge space, dishwasher and plenty of storage. Modern bathrooms with floor to ceiling tiles, including bath tub. Internal access from large single garage with remote control door. Entertain friends and family in the huge covered alfresco area surrounded by landscaped grounds, including flat grassed area for the kids. With shops, schools, childcare centre, swim schools and local playgrounds close by, this wonderful property is sure to impress! Perfect time to buy this as an investment property. Currently rented until 30th March 2024 at \$680/week. For those looking for the option 'Invest to live-in later', this property is a must to consider. This might include those of you wanting to upgrade from an apartment to a modern family home or even looking to downsize from the big home on the big block! This home is a ripper- Inspection highly recommended! For Sale, Private Treaty, Subject to Tenancy! Inviting offers over \$790,000. Flexible settlement terms considered on request. FEATURES:- 3 Bedrooms all with built in robes - modern kitchen, amazing storage- large 900mm gas cooktop and oven- gas hot water- bathroom with plenty of storage - split system R/C air con x 2- single garage with internal access and overhead storage- Driveway space for 2 more cars- large entertaining patio - good sized fully fenced and landscaped backyard - water tank with hose connection- NBN Ready VITAL NUMBERS:- 142sqm of living + 20.5 sqm garage + 24sqm pergola - block size, 391sqm- rates \$2350 p.a.- land tax \$3,534 p.a.- gross rent \$35,360- AUV \$308,000 To register your interest please contact BORIS on 0402 907 182 or send an on-line enquiry. BORIS PROPERTY Selling/Renting across Canberra