

76/6 Blackmore Street, Coombs, ACT 2611

home by holly

Townhouse For Sale

Friday, 15 March 2024

76/6 Blackmore Street, Coombs, ACT 2611

Bedrooms: 2

Bathrooms: 2

Parkings: 2

Area: 100 m2

Type: Townhouse



Rick Meir

0491850701

\$620,000 +

Ideally set in an enviable lifestyle location, this superb contemporary home is conveniently located to nearby shops and schools, and has an array of popular leisure amenities at hand, including Mount Stromlo Forest Park, Coombs Playground, Mount Stromlo Leisure Centre, Ridgeline Playground, Molonglo River corridor and so much more. The allure of this stunning two storey townhouse, begins at the entrance, via an attractive courtyard garden that welcomes you inside, where you'll be greeted by a tranquil living room featuring expansive window and carefully curated interior palette that showcases broad appeal. The ground level boasts a harmonious flow, connecting a well-equipped modern kitchen and family room, to your private low-maintenance courtyard garden. The northerly aspect and garden not only provides a light-filled retreat but also has direct access to a double auto garage, further adding convenience to your everyday life. Upstairs you'll discover two generously proportioned bedrooms, including an alluring master bedroom with its own ensuite. Each space exudes an ambiance of calm, with attractive selections and finish enhancing the overall appeal. In addition to the sophisticated interiors, practicality is at the forefront with the inclusion of a ground floor laundry and separate toilet, ducted reverse cycle air-conditioning to ensure year-round comfort, heat pump hot water system, and ample storage. With options for both relaxation and recreation, this enticing modern residence is ready for you to move into, and has been beautifully crafted to deliver ease of living in a convenient and stylish setting. For further details or to arrange a viewing contact Rick and Tina Meir on 0408 588 770. Insta: @rickandtina.meir.agents

features: .separate living areas.abundant natural light.northerly aspect.gourmet kitchen with ample storage.front and rear courtyard.double auto garage.master bedroom with ensuite.both bedrooms feature built-in wardrobes.reverse cycle ducted air-conditioning.heat pump hot water.laundry and separate toilet finer details: (all approximate)Building F100m2 living (approx)34m2 garage (approx)Body Corp Levies: \$635.36 per quarterRates: \$500 per quarter (approx)Land Tax: \$620 per quarter (approx)Note: Land Tax only applicable if not your primary residence