

8/1-5 Macnaughton Street, Holt, ACT 2615



Sold Townhouse

Friday, 1 September 2023

8/1-5 Macnaughton Street, Holt, ACT 2615

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 161 m2

Type: Townhouse



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Contact agent

Offering sweeping views across to the Brindabellas, this gorgeous townhouse is set in an excellent position and boasts a long list of quality inclusions. With an expansive floorplan incorporating multiple living areas and approximately 162sqm of internal floor area, this is the perfect opportunity to downsize in style, without sacrificing that much needed living space. Living spaces are flowing and open, the formal area with an ideal aspect to capture north facing sunlight at the front of the home. All four bedrooms are an excellent size and there is plenty of versatility to create a work from home area. Three bedrooms have built in wardrobes and the generous main has a walk in wardrobe and ensuite bathroom. If you enjoy cooking, the kitchen is large and cupboard filled with plenty of storage space. Ducted evaporative cooling and in-slab heating complete the package, ensuring comfort all year round. Surrounded by lovely established low maintenance gardens, the home is beautifully positioned, the sunny front courtyard the perfect spot to relax and enjoy the weather as it warms up. Shopping at Kippax is an easy distance away, the bus stop is within a few steps and the location provides almost direct access to the City and both North and South Canberra. Rarely do homes in this tightly held boutique development become available for sale do not delay your inspection!

* Spacious flowing floorplan, incorporating approximately 162sqm of living space* Four good sized bedrooms, the main with ensuite bathroom and walk in wardrobe* Expansive formal and informal living areas* Large kitchen with ample storage and cupboard space* Ducted evaporative cooling plus in-slab heating for all year comfort* Attractive low maintenance established private gardens and north facing courtyard* Double garage with additional storage space* Excellent location within easy reach of Kippax, bus stop and access roads to the City

House Size: 161sqm EER: 5.5 Strata: \$762.45pq (approx.) Rates: \$2,423.17pa (approx.) Land Tax: \$3,278.69pa (approx. if rented out) Whilst all care has been taken to ensure accuracy in the preparation of the particulars herein, no warranty can be given, and interested parties must rely on their own enquiries. This business is independently owned and operated by Belle Property Canberra. ABN 95 611 730 806 trading as Belle Property Canberra.