

8/8 Cobbadah Street, O'Malley, ACT 2606

Townhouse For Rent

Tuesday, 14 November 2023



8/8 Cobbadah Street, O'Malley, ACT 2606

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Type: Townhouse



Client Concierge

0457589354

\$1000 per week

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Discover the allure of 'Somersby' in O'Malley, an exclusive haven perfect for families and discerning downsizers. Nestled within meticulously landscaped gardens, this exceptional enclave offers eight expansive townhomes. Residence Number 8, discreetly situated in a tranquil corner, stands out as a testament to roominess-all on a single level. Boasting over 264m² of refined living space on a secluded 684m² parcel, this extraordinary townhouse has undergone an extensive transformation, featuring an open-plan layout with generously proportioned living areas capturing northern vistas of enchanting private gardens. Noteworthy features include double-glazed windows and an impressive 5.5-star energy rating for enhanced comfort and efficiency. Entertaining becomes a joy with the thoughtfully renovated kitchen connecting seamlessly with family areas. The kitchen leads to a sprawling covered alfresco zone and low-maintenance gardens, featuring paved entertaining areas and even its own putting green on an artificial lawn. This private oasis is enclosed by new colorbond fencing and surrounded by flowering plums and crab apple trees within beautifully landscaped gardens. The expansive master suite, offering enchanting garden vistas, indulges with a generously updated ensuite featuring under-tile heating and a walk-in robe. Three additional spacious bedrooms, each with its own built-in robes, grace the residence, along with a newly expanded room suitable for a home office, guest quarters, rumpus room, or media center. Thoughtfully integrated space and storage accommodate both family and guests for any occasion. This remarkable residence stands as an impressive retreat, offering multiple indoor and outdoor living options tailored to the needs of a growing family or anyone who demands both space and style. O'Malley, renowned for its prestigious residences, offers convenient access to a range of schools, the Canberra Hospital, and the bustling Woden Town Centre. Moreover, it's just a short drive over the hill to the vibrant Manuka Village and Kingston precincts. Experience the epitome of luxurious living at 'Somersby' in O'Malley-your exclusive haven awaits. Picture the lifestyle. The Perks:

- Single level townhome perfect for families or downsizers.
- 4 bedrooms, 2 bathrooms with a 2-car garage and internal access.
- Newly extended living area for a rumpus or office space.
- MALPLAS energy-efficient double-glazed windows throughout.
- Contemporary night & day roller blinds with automation in main living areas.
- Superior hybrid vinyl timber flooring with quality carpets to bedrooms.
- Expansive paved alfresco areas with a large pergola and vented polycarbonate roofing.
- Large kitchen with plumbing for fridge, Caesar stone benches with a waterfall island.
- New kitchen appliances, dish drawer dishwasher, plus Franke sink mixer.
- Renovated ensuite with heated floor tiles + heated towel rails.
- New Rinnai instantaneous HWS with 3 x control panels.
- Enormous master suite offering a large walk-in robe.
- Stunning manicured easy-care gardens.
- Artificial turf with a putting green.
- New colorbond fencing to the entire property.
- Year-round comfort with ducted reverse cycle air conditioning.
- Ceiling fans throughout as well as a reverse cycle heating and cooling system.
- New automatic panelift garage door.
- Chic slat feature wall to the living area.
- Designer 1200 front door with architectural entry set.
- Garden shed on a concrete slab in the garden.
- Moments from the Canberra Hospital and Woden Town Centre.
- Easy access to major arterial roads.

The numbers:

- Approx 1 min drive to Issac Shops
- Approx 10 min drive to Manuka Shops
- Approx 5 min drive to Westfield Woden
- Approx 4 min drive to Woden Hospital
- Approx 12 min drive to Kingston Shops
- Approx 18 min drive to Canberra City Centre
- Approx 20 min drive to Canberra International Airport

Pets: Prospective tenants must obtain prior consent from the owner and body corporate (if applicable) to keep pets on the premises. Disclaimer: While all care has been taken in the advertising and marketing of these properties, we do not accept responsibility for any errors or inaccuracies. Photos: Please note the photos are of display apartments and are for visual purposes for ads only. An in-person or virtual inspection of the property will be required prior to leasing. Please note: It's not always possible to view the location and access of the carparking or storage cage (if applicable) at the open home. If information relating to these specific inclusions are important to you, please request a private viewing of these spaces in the event you are the successful applicant. Please note: The property complies with the minimum ceiling insulation standard