

8 Grout Place, Holt, ACT 2615

LUTON

Sold House

Monday, 14 August 2023

8 Grout Place, Holt, ACT 2615

Bedrooms: 3

Bathrooms: 1

Parkings: 1

Type: House



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Contact agent

Welcome to this unique offering in Holt that holds immense potential for those with a vision. Presenting a remarkable property that provides a blank canvas for those who are ready to embrace the challenge! Previous termite damage throughout the home meaning anyone with a toolbelt or a bulldozer will see opportunity! Nestled in a coveted location, this property stands as a testament to endless possibilities. With a structure that is primed for renewal, the opportunity to create something extraordinary beckons. Spanning a sizable block of 818m² at the end of a quiet cul-de sac, you can design a custom property that is truly unique and meets your exact specifications. Situated in close proximity to local shops, parks and Belconnen town centre, this property is close to all the amenities you need. Get ready and bring your toolbelt, secure your interest with our team today!

Property Features: - 818m² block- Located at the end of a quiet cul-de-sac - Short walk to local playgrounds and parks - 7 minutes' walk to Holt local shops - 5 minutes' drive to Magpies Belconnen Golf Club- 5 minutes' drive to Kippax Fair Shopping Centre- 10 minutes' drive to Westfield Belconnen

Property Details: - Block: 818m²- EER: 1.5 Stars- Residence: 146.60m²- Garage: 34.55m²- Total: 181.15m²- Built: 1972- UV: \$549,000 (2022)- Rates: \$3,046 p.a. (approx.) - Land Tax: \$4,808 p.a. (approx.)