

8 Yagan Place, Ngunnawal, ACT 2913

BOLTON & CO

Sold House

Friday, 1 September 2023

8 Yagan Place, Ngunnawal, ACT 2913

Bedrooms: 3

Bathrooms: 1

Parkings: 3

Area: 93 m²

Type: House

\$682,000

This appealing three bedroom home is situated in a quiet cul de sac but has immediate access to everything sought after in and around Ngunnawal. The house features three well sized bedrooms, two equipped with built-in robes. The layout is ideal for family living but also provides the space and privacy that is sometimes needed. The master bedroom and lounge room are North facing and separated from the other bedrooms and family room. The home is serviced by a two way bathroom, standalone toilet and separate laundry. Your private, grassed back yard is a blank canvas. Keep it as an open play area, add flowers or a vegetable garden or expand your outside entertaining space. Parking is well covered with a double length driveway and single lockup garage onsite and ample visitor parking in the cul de sac. You're a short walk to the Ngunnawal Primary school and Ngunnawal Sports Ground. High school options are well covered with John Paul II College and Gold Creek High School in the catchment. Ngunnawal is well serviced with two sets of shops and you're well positioned to Casey Market Town and the Amaroo shops. The Mirrabai Drive bus stops are a short stroll away. This wonderful house will appeal equally to first home buyers, young families or those looking to downsize. Inspect today to avoid disappointment. Features: * Free standing separate title home in a quiet cul de sac * 3 good sized bedrooms * Private grassed back yard * Well positioned to school and shopping options * Bus stops within 5 minutes walk EER: 4.5 Rates: approx. \$2,268 per annum Inspection by appointment unless otherwise advertised