

9/9 Ferry Place, Gordon, ACT 2906

Townhouse For Sale

Thursday, 1 February 2024



9/9 Ferry Place, Gordon, ACT 2906

Bedrooms: 2

Bathrooms: 1

Parkings: 1

Type: Townhouse



Chris Wilson
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Jack Wilson
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Awaiting Price Guide

Located at the rear of this boutique complex, is this north-facing, single-level two-bedroom townhouse. An enticing prospect awaits first-home buyers, downsizers or investors alike. Step through the entrance and you're welcomed into a generously proportioned open-plan living space. The kitchen caters to both form and function, offering an electric stove, a spacious pantry, and ample storage options. The bedrooms are both generously sized, featuring a built-in robe in the main bedroom. Separating the bedrooms, you'll discover the well-appointed laundry and a bathroom featuring an updated vanity, shower, and bathtub, complemented by a separate toilet. Convenience reigns supreme with the internally accessed single-car garage, its extra length providing versatile storage options. Enjoy year-round comfort with the inclusion of a split-system reverse cycle air conditioning system. Step outside into the backyard oasis, where a covered patio beckons for memorable entertaining moments. For those desiring a touch of green without sacrificing their entire weekend, the manageable garden space makes this townhouse a must-see. Within close proximity to Gordon Primary School, open playing fields, Point Hut District Park, main bus routes and the Lanyon marketplace, convenience truly is on your doorstep. Block Size: 318m² House Size: 89m² + Garage 23m² (approx.) Year of Construction: 1991 EER: 3.0 Outgoings: General Rates: \$541 p/qtr (approx.) Land Tax (investors): \$716 p/qtr (approx.) Body Corp Levies: \$622 p/qtr (approx.) Disclaimer: The material and information contained within this marketing is for general information purposes only. Cream Residential Pty Ltd does not accept responsibility and disclaim all liabilities regarding any errors or inaccuracies contained herein. We recommend all interested parties to make further enquiries and seek further advice. You should not rely upon this material as a basis for making any formal decisions.