

9 Flowerdale Place, Kaleen, ACT 2617



Sold House

Sunday, 8 October 2023

9 Flowerdale Place, Kaleen, ACT 2617

Bedrooms: 3

Bathrooms: 1

Parkings: 1

Type: House



Sebastian Gutierrez
0261736300



Joshua Gutierrez
0431674662

\$787,000

Welcome to 9 Flowerdale Place, Kaleen! This charming 3-bedroom, 1-bathroom house is now available for sale. With a carport space for your convenience, this property offers a comfortable and convenient living experience. Situated in a prime location in a quiet cul-de-sac, this house is perfect for those seeking a peaceful urban lifestyle. The property boasts a low-maintenance backyard, perfect for outdoor activities and enjoying nature. Step inside to discover a well-designed interior with hardwood flooring throughout. The spacious rooms provide ample space for your furniture and personal touches. The house offers a cozy and welcoming atmosphere, making it the perfect place to call home. Step inside and envision the potential - the canvas is yours to create. The entire home has been freshly painted, giving you a blank slate to transform it into your vision. The functional floor plan has been designed with your ease of living in mind. With separate living areas including both lounge and family rooms, you have the space to design your lifestyle the way you want it. The classic combination of floorboards and comfortable carpeting is a reminder of the home's roots, ready to embrace new memories. The heart of the home, the kitchen, retains its functional and tidy essence. Imagine the aromas of home-cooked meals filling the space as you make it your culinary haven. The location couldn't be more convenient - a short walk takes you to Kaleen Plaza, the Kaleen indoor sports club, schools, and public transport. Just minutes away are the vibrant Belconnen and Gungahlin Town Centres, the Dickson shopping precinct, the City Centre, universities, hospitals, and sports facilities. Whether you're looking to put your personal touch on your first home, seeking an investment opportunity, or downsizing without compromising on convenience, this home is your canvas. Don't miss this chance to embrace the potential and make it yours. Two separate living areas Reverse cycle split system Timber laminate flooring x2 wall mounted heaters Built in robes Functional floor plan low maintenance gardens Single carport Concrete slab Electric oven Living area: 113m² Block size: 469m² Rates: \$2,867 p.a (approx.) Land tax: \$4,715 p.a (approx.) EER: 1