

**9 Tolmer Street, Anula, NT 0812**

**CENTRAL**

**Sold House**

Monday, 14 August 2023

9 Tolmer Street, Anula, NT 0812

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Area: 817 m2**

**Type: House**



Darren Hunt  
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**\$617,500**

For all property information, text 9TOL to 0472 880 252A charming wrap-around verandah stars in this superbly presented three-bedroom home that is set on a huge, fully-fenced block with a beautifully manicured lawn and a sparkling in-ground pool to suit the active family seeking a fun-filled outdoor lifestyle. The home has been renovated throughout with quality modern appointments, and is ideally set walking distance to Anula shops and primary school, moments to Marrara Sporting Complex and minutes to Casuarina Shopping Centre. Key features: Stunning renovation to a rock solid home with no stone left unturned Separate living and dining areas both with access to wrap-around verandah Updated kitchen in modern white with an under-bench oven and dishwasher Designer main bathroom with large frameless glass shower and feature tiling Large walk-in robe and luxurious modern ensuite to generous master bedroom Generous built-in robes to bright, good-sized second and third bedrooms Discrete European-style internal laundry located in the main bathroom Split-system air conditioning units to living area and all three bedrooms Fenced rear verandah overlooks enormous in-ground pool and large, manicured rear lawn Paved terrace provides extra entertaining space; shed/storeroom under verandah Private and secure yard/outdoor space for the kids and pets to roam free and live their best life Covered tandem parking for two cars in side verandah; long single driveway Fantastic family friendly and ultra convenient location in green leafy Anula Floor tiles in spotless white and crisp contemporary tones with a charcoal feature wall create a modern feel in the living area, and stylish floating flooring features in all three light-filled bedrooms. Secure gated entry from the street into the large fully-fenced block ensures your peace of mind, and the long single driveway connects into the side verandah to provide covered tandem parking for two cars. Enter into the dining area that features an adjoining kitchen in modern white with a large corner pantry and flows through to the separate living area that opens onto the front verandah. All three bedrooms join the main bathroom in a separate wing of the home that can be closed off from the main living area. The high-end main bathroom and master ensuite have both been superbly renovated to five-star designer standard, and the master bedroom also features a generous corner walk-in robe. You'll also love the sparkling in-ground pool and large backyard that are fully fenced from the rear verandah for safe family living. Act fast to secure this quality family home and organise your inspection today. Council Rates: \$1,850 per annum (approx.) Area Under Title: 817 square metres Zoning Information: LR (Low Density Residential) Status: Vacant possession Building Report: Available on request Pest Report: Available on request Swimming Pool: Pool Certified to Modified Australian Standard (MAS) Easements as per title: Electricity supply Easement to Power and Water Corporation