

9 Wurth Place, Chifley, ACT 2606



Duplex/Semi-detached For Sale

Thursday, 11 January 2024

9 Wurth Place, Chifley, ACT 2606

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 215 m2

Type:

Duplex/Semi-detached



Steve Whitelock
0402082886



Alex Whitelock
0412306877

\$1,695,000+

That wow factor the moment you open the front door! A truly special offering to market #9 Wurth Place is as impressive in living standards as it is in lifestyle and location. Perched at the foot of Mount Taylor Reserve in arguably one of the best locations in the Woden Valley boasting panoramic views to the northeast and nature reserve behind, homes of this calibre are often sought but rarely offered. A near new home constructed by Blackett Homes in 2021, cleverly designed for families of all ages, offering a lifestyle of casual sophistication and entertaining. Featuring sun drenched living areas showcased by high ceilings, stunning timber floors and beautiful bespoke cabinetry. A choice of entertaining spaces both inside and out include formal lounge complimented by feature gas fireplace, creating the perfect ambience whilst enjoying views across the valley to Black Mountain, Parliament House and the city. At the heart of the home is a sleek open plan kitchen complete with butlers pantry, 6 plate induction cooktop, pyrolytic oven and huge island bench. Family living spaces integrate with undercover alfresco entertaining complimented by a top of the range 6 seater spa, party lights, integrated ice bucket and wall mounted tv. The stunning master retreat features a generous walk through wardrobe and luxe ensuite bathroom with floor to ceiling tiles and rainfall shower. Three generous double bedrooms for the kids, all bright and airy and complimented by a huge main bathroom with high quality fixtures and fittings. Completing an attractive package, double garage with handy internal access, 13kW of solar, 40 panels and 10kW inverter, professionally landscaped gardens plus off street parking. Convenient to both private and public schools, the refurbished Westfield Woden, The Canberra Hospital and minutes into the CBD. An outstanding offering to market, a home to feel proud of and enjoy year round with family and friends, don't miss your opportunity to inspect this beauty! * Stunning panoramic views* Backing reserve with direct access to recreational walking trails of Mt Taylor* Modern architecturally designed home* High quality fixtures and fittings throughout* Formal lounge with Ortol 3 sided gas fireplace and custom cabinetry * Open plan family and dining areas* Stunning kitchen with huge island bench, Miele pyrolytic oven and 6 burner induction cooktop* 40 solar panels, 13KW, 10KW inverter* Hansgrohe tap wear * Custom window treatments * Solid timber floor * Floor to ceiling tiling in bathrooms * Study nook* Custom designed feature pendant to entry* Automatic watering system with app controller * Zoned ducted reverse cycle heating/cooling* Radiant outdoor heater to side deck

Strata: \$1,662pa (approx.) Rates: \$3,749pa (approx.) Whilst all care has been taken to ensure accuracy in the preparation of the particulars herein, no warranty can be given, and interested parties must rely on their own enquiries. This business is independently owned and operated by Belle Property Canberra. ABN 95 611 730 806 trading as Belle Property Canberra.