

# 1 Valder Crescent, Rapid Creek, NT, 0810



## House For Sale

Wednesday, 7 August 2024

1 Valder Crescent, Rapid Creek, NT, 0810

**Bedrooms: 4**

**Bathrooms: 1**

**Parkings: 3**

**Type: House**



Stewie Martin

## Stylish Living in Rapid Creek

This sale is being facilitated by transparent negotiation. The property can sell to any qualified buyer at any time. Please contact Stewie immediately to avoid missing out.

Please copy and paste the link for reports & more information: <https://rb.gy/8719dh>

Discover this beautifully renovated 4-bedroom ground level home located in the heart of Rapid Creek and Nightcliff. The expanded master bedroom boasts multiple window bays and split system AC, providing a bright and comfortable retreat. All bedrooms are equipped with split system A/C, and two include built-in robes for added convenience.

The impressive renovated bathroom features a shower, a separate massive freestanding modern bathtub, mirrored cabinets, and floor-to-ceiling tiles, offering a luxurious experience. Just inside the front door, a huge living space with A/C connects seamlessly to the dining area and galley-style kitchen, creating a perfect environment for family gatherings and entertaining. A 2nd toilet provides ease of access as situated adjacent to the pool and laundry inside the home.

Adjacent to the dining area, a built-in office connects to both a bedroom and sliding doors leading to the backyard and entertaining space. This versatile room could also serve as a sitting room or nursery. The kitchen is designed for functionality with a massive fridge space accommodating two double fridges, a built-in wall oven and microwave bay, and a dishwasher.

Double French doors open to the rear veranda, where a decorative brick wall provides privacy while allowing a refreshing breeze. The tiled back veranda is an excellent entertaining space with easy access to the inground pool. The cool blue pool features stairs for easy access and a seating area with a built-in tabletop and umbrella holder.

A paved patio extends the usable space for BBQs and guests to enjoy. The grassy backyard, with its established gardens, adds to the tropical appeal and leads to a second driveway and carport accessed from Valder Crescent. Secure fencing surrounds the property, ensuring safety for kids and pets.

Located across the road from a Catholic primary school and within walking and cycling distance of many private and public schools, this home offers convenience and an ideal setting for family life. Come and explore the potential of this fantastic property.

### Property Highlights:

- Renovated 4 Bedroom ground level home in the heart of Rapid Creek & Nightcliff
- Expanded master bedroom includes multiple window bays and split system AC
- Bedrooms all have split system A/C, two have built in robes as well
- Impressive renovated bathroom includes a shower and separate massive freestanding modern bathtub, mirrored cabinets and floor to ceiling tiles
- Huge living space just inside the front door with A/C connecting to the dining area and galley style kitchen
- Just next to the Dining area is a built-in office joining to both a bedroom and sliding doors to the back yard and entertaining space. A 2nd toilet provides ease of access as situated to the pool and laundry inside the home.
- Massive fridge space in the fridge has room for two double fridges, built in wall oven and microwave bay, also includes dishwasher.
- Double French doors open to the rear veranda, decorative brick wall provides privacy and lets through some breeze
- Back veranda is tiled and setup as an excellent entertaining space with easy access to the inground pool
- The cool blue pool has stairs leading in for easy access and a seating area with built in tabletop and umbrella holder
- A paved patio expands the useable space for BBQ and guests to enjoy
- Grass across the back with established gardens adds to the tropical appeal and leads to a second driveway and carport accessed from Valder Crescent
- Secure fencing all around keeps the kids and pets inside

☒ Across the road is a Catholic primary school and the area has many private and public schools nearby all within walking and cycling distance

Around the Suburbs:

☒ Rapid Creek Markets (600m)

☒ Nightcliff Market (1km)

☒ Jingili Water Gardens (1.4km)

☒ Nightcliff Primary School (1.5km)

☒ Nightcliff Beach (2km)

☒ Charles Darwin University (2.4km)

☒ Casuarina Shopping Centre (3.2km)

☒ Darwin International Airport (3.2km)

☒ Casuarina Beach (4.9km)

☒ Royal Darwin Hospital (5.9km)

Additional Information as follows:

☒ Council Rates: Approx \$2,800 per annum

☒ Year Built: 1976 with an extension built in 2003

☒ Planning Scheme Zone: Low Density Residential

☒ Area under Title: 976sqm

☒ Status: Vacant Possession

☒ Rental Estimate: \$700-\$750 per week

☒ Settlement Period: 45 days

☒ Easements as Per Title: Sewerage Easement to Power and Water Authority

For more information on how Openn Negotiation works see: [www.openn.com.au](http://www.openn.com.au)

To bid on this property or observe, please download the 'Openn Negotiation' app, create an account and search the property address.

Please note the Final Bidding Stage is subject to change and the property could sell at anytime.