

137 Springvale Drive, Weetangera, ACT, 2614



House For Sale

Friday, 9 August 2024

137 Springvale Drive, Weetangera, ACT, 2614

Bedrooms: 5

Bathrooms: 3

Parkings: 2

Type: House

Resort Style Living in Dress Circle Location

Not often does a home of this calibre come to market. Experience the ultimate in family friendly luxury with this 5-bedroom estate offering a sparkling pool, tennis court & spa on a huge elevated 2070m² block.

With over 300m² of living space, the residence features expansive rooms filled with natural light & exquisite finishes. The open floor plan seamlessly connects living, dining & entertainment areas, perfect for hosting gatherings or relaxing in style.

The heart of the home is the chef's kitchen, complete with top-of-the-line stainless steel appliances, custom cabinetry & a large stone breakfast bar perfect for family meals & entertaining. This kitchen is designed to inspire culinary creativity.

Retreat to the serene master suite, featuring a balcony, & a deluxe ensuite bathroom. Four additional bedrooms provide ample space for family & guests, each thoughtfully designed for comfort & style.

Step outside to your own private oasis. This estate is designed with families in mind, the sparkling pool is perfect for cooling off on hot summer days, while the tennis court offers hours of fun & exercise. Unwind in the spa, surrounded by beautifully landscaped gardens that provide both privacy & tranquillity.

Whether it's a friendly match on the tennis court or a relaxing evening by the pool, there's something for everyone. Enjoy the convenience of being close to everything you need, while still having a peaceful retreat to call home.

Discover the lifestyle you've always dreamed of at this exceptional family estate.

Features:

North facing aspect

Down lights throughout

Electric block out blinds & sheers

High quality hybrid timber flooring in lounge & dining

600mm tiles throughout entry, hallway, kitchen & family

Skylights throughout home

Surround sound system

Modern waterfall 40mm stone benchtops

Breakfast bar

Servery from kitchen to outdoor dining with built in BBQ

Covered entertaining deck

Stainless steel Smeg appliances includes induction cooktop, dishwasher, double ovens, warming drawer & combination oven

Double sink

Zip hydro tap

5 bedrooms & 3 bathrooms

Rumpus room

Main bedroom with ensuite & balcony

Built in robes

Floor to ceiling tiles & matte black tapware in bathrooms

Heated towel rail

Tastic heat lamps

Security camera and back to base alarm system

Double glazed windows

3.84kw Solar panel system

Ducted heating

Split system air conditioning in all bedrooms & living areas
Oversized laundry with plenty of storage & bench space
Mineral pool with electric heating, in floor cleaning & lighting
Pool storage
Spa
Floodlit ½ size tennis court
Shade sails
12 x 6m irrigated turf area
8 x 4m synthetic grass area
Internal access from 2 car garage
Numerous storage cupboards
Large under house storage with dual access
Workshop
Fully fenced
Double sided gated access for caravan & trailer
Ample off street parking
Established gardens with raised vegie planters

Location:

Opposite The Pinnacle Nature Reserve walking trails
12 minute drive to City Centre
7 minute drive to Belconnen Town Centre
Under 10 minute drive to both ANU & University of Canberra
8 minute drive to Radford College
3 minute drive to esteemed Hawker shops
Under 10 minute drive to North Canberra Hospital
Close to public transport routes

Essentials:

Living: 300.40 m²
Garage: 64.90m²
Total: 365.30m²
Land: 2070m²
UV (2024): \$1,060,000
Rates: \$5,653 per annum
Land tax: \$11,976 per annum (Investors only)
Estimated rental return: \$1300-\$1400 per week
EER: 4.5