

14 Shewcroft Street, Watson, ACT 2602



House For Sale

Saturday, 29 June 2024

14 Shewcroft Street, Watson, ACT 2602

Bedrooms: 4

Bathrooms: 3

Parkings: 2

Area: 392 m2

Type: House



Bree Prince
0261821802



Isabella Anastasi
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Auction 13/07/24

What you see: A footprint that maximises internal living, to allow for a low maintenance lifestyle. Think laid back weekends spent with family and friends, by the outdoor kitchen. What we see: Modern design principals that meet the practicality of modern day living. See more: Formal living area to the right of the entrance Open planned kitchen, dining and living Modern kitchen with finishes of soft closing draws, a large butlers pantry & appliances including SMEG Linea aesthetic compact pyrolytic oven , SMEG Linea aesthetic compact combo-oven, SMEG linea aesthetic plate warmer, SMEG cook top , SMEG range hood and Billi tap Storage along the wall leading you to the living area, with a built in entertainment unit & access to the back entertainment area Outdoor kitchen with both hot & cold water, located under the covered alfresco Two additional carpeted bedrooms, with built in wardrobes are located on the ground floor Main bathroom, with a deep free standing bath, black accents & floor to ceiling tiles, and feature wall Large walk in laundry space, with ample bench & cupboard storage Beautiful timber stairs lead you too an additional carpeted bedroom to the right, hosting an ensuite & built in wardrobe Built in study nook separate the two spaces The master suite is located on the left, to the front of the home with a large walk in wardrobe & built in wardrobe, as well as a large ensuite, with heated floors & double shower Double glazed windows throughout the home Reverse cycle heating & cooling systems Epoxy floor throughout garage Laundry shoot from upstairs hallway 4000L water tank that services the toilets & gardens Walking distance from the local favourites, The Knox Café and Lolo & Lola restaurant Minutes away from Siam Twist for Thai and Third Space in Hackett for pizza, an open fire and a glass of wine Within 2 minutes' walk to Mount Majura Nature Reserve Within 4 minutes' drive to Phillip Avenue Light rail Stop Within 5 minutes' drive to Exhibition Park Canberra Within 15 minutes' drive to Canberra Airport Within 15 minutes' drive to Canberra City Centre Within 15 minutes' drive to University of Canberra Within 18 minutes' drive to Australian National University Total Living: 206m² Garage: 40.6m² Alfresco: 18m² Block size: 392m² Built: 2021 EER: 6.0 Rates: \$3,342 p.a Land Tax: \$5,763 p.a (approx. applicable only when rented) Rental Appraisal Range: \$970.00 - \$1,000 p.w Disclaimer: The above figures are approximate only. The material and information contained within this marketing is for general information purposes only. HIVE Property does not accept responsibility and disclaim all liabilities regarding any errors or inaccuracies contained herein. You should not rely upon this material as a basis for making any formal decisions. We recommend all interested parties to make further enquiries