

**2 Waratah Street, O'connor, ACT, 2602**



**House For Sale**

Friday, 23 August 2024

2 Waratah Street, O'connor, ACT, 2602

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 1**

**Type: House**



Maree Van Arkel

0419624766

## **Well presented renovated cottage on corner RZ2 block**

This well presented three bedroom weatherboard cottage is located on a flat 743sqm corner block in a tree lined street within minutes walk to Lyneham's shops and schools. A really lovely street with a great community vibe.

Recently renovated, the home has an open planned kitchen dining and living area, bathroom with combined bath and shower, new timber multi purpose room plus a huge covered alfresco area and landscaped gardens, a huge area for kids play equipment.

An exciting opportunity for the live in owner or a developer to secure this excellent property in such a fantastic location so close to excellent schools, Lyneham and O'Connor shops, Universities, Dickson precinct plus the light rail is within a 5 minutes walk.

- RZ2 dual occupancy zone
- Three bedrooms
- New kitchen with quality appliances
- New laundry
- New flooring throughout
- New reverse cycle units in living and master bedroom
- Ducted gas heating (not connected)
- New Stills cedar shed 2.4m x 4.8 (hobby shed or additional play area)
- New colourbond fence on north side of the property
- New paint throughout
- Good size living area
- Large covered alfresco area
- Large secure established gardens
- Short walking distance to excellent shops, shops plus the light rail