

22 Myles Connell Crescent, Gordon, ACT, 2906



House For Sale

Wednesday, 31 July 2024

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Bedrooms: 5

Bathrooms: 3

Parkings: 3

Type: House

Expansive family home with picturesque views

Welcome to 22 Myles Connell Crescent Gordon, a stunning five bedroom, three bathroom home with a triple garage located on an elevated 811sqm block of land. This beautifully constructed home offers a generous 218sqm of living space and was built in 1994.

The sun drenched formal lounge, separate dining and open plan family rooms provide ample space for entertaining guests or relaxing with family. The huge kitchen is perfect for the home chef with ample bench and storage space plus an electric cooktop and dishwasher.

The spacious master suite is complimented by a walk in robe and private ensuite with double vanity. Three additional bedrooms are each fitted with built in robes and are serviced by the main bathroom with corner spa and separate toilet. In addition to the bedrooms the home also offers a separate study/fifth bedroom and downstairs rumpus with its own ensuite. The rumpus/multi purpose room and large storage room can be accessed internally or through the garage making it a versatile space with endless possibilities for guest accommodation, a home business, workshop or even a gym.

Featuring a range of modern amenities, this property boasts ducted cooling and heating plus a reverse cycle air conditioning unit for year round climate control, stunning floorboards, and ceiling and wall insulation for added energy efficiency.

Outside, enjoy the beautiful mountain and district views from the balcony or relax in the privacy of the covered outdoor entertaining area, surrounded by a fully fenced garden. Car accommodation is covered by a double garage plus additional single garage and plentiful off street parking.

Don't miss the opportunity to inspect and make this exceptional property your home.

- Living: 218sqm
- Garage, Rumpus, Ensuite: 66.7sqm
- Block: 811sqm
- Built: 1994
- UV: \$508,000 (2023)
- Rates: \$2,890pa approx
- Land Tax: \$4,769pa approx (Investors only)
- EER: 2.5

Close proximity to:

- Gordon Primary School
- Lanyon High School
- Mackillop College
- Canberra Hospital
- Lanyon Market Place
- South.Point Shopping Centre
- Point Hut Pond

Disclaimer: All information regarding this property is from sources we believe to be accurate, however, we cannot guarantee its accuracy. Interested persons should make and rely on their own enquiries in relation to inclusions, figures, measurements, dimensions, layout, furniture and descriptions.