

**24/15 Cynthia Teague Crescent, Greenway, ACT
2900**



House For Sale

Thursday, 11 July 2024

24/15 Cynthia Teague Crescent, Greenway, ACT 2900

Bedrooms: 2

Bathrooms: 2

Parkings: 1

Type: House



Leanne Palmer
0400545343



Tom Palmer
0439567852

\$650,000+

What You See: North-facing water view location. What We See: Tightly held boutique development. See more: Tightly held complex with a majority of owner occupier residents. Small development of only 26 Units Newly completed in 2022. Excellent privacy, from all angles without compromising natural light. Absolute north-facing waterfront with lake views from living and master bedroom. Views that will not be built out. Direct access from the street to your front door, no internal corridors to get to it. Superb location with 2 before 10 café at your front door and restaurants in walking distance. Walking distance to Hyperdome and transport. Split-level, town-residence style layout offers separation of living areas and bedrooms. Practical kitchen with large pantry space and surface workspace. Winter-sun filled living space enhanced by views. Main bedroom upstairs also north facing with lake-views, appointed with ensuite bathroom and built-in wardrobe. 2nd bedroom, benefits from good size, storage and separation. Sunny balcony overlooking the lake for year-round enjoyment. Quiet, natural reserve-facing location away from road and city noise. Living: 93m² Balcony: 10m² Built: 2022 EER: 6.0 Strata: \$1,569 per quarter Rates: \$1,993 per annum Land Tax: \$2,670 per annum 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.