

35 Serpentine Street, Duffy, ACT, 2611

LUTON

House For Sale

Thursday, 18 July 2024

35 Serpentine Street, Duffy, ACT, 2611

Bedrooms: 3

Bathrooms: 1

Parkings: 1

Type: House



Justine Burke

Welcoming Home in a Pretty Garden Setting

Situated on an established 879m² block and updated throughout to allow you to simply move in and enjoy, sits this welcoming three bedroom home. Conveniently located in a quiet pocket of Duffy this home offers a wonderful opportunity to enjoy the Weston Creek lifestyle that so many buyers are keen to pursue.

Surprisingly and pleasingly spacious, the lounge and dining areas create the foundations for fantastic family living, and there is a meals area that offers a small breakaway space from the rest of the home. The updated kitchen has good bench and storage space and flows out to the large entertaining deck at the rear.

The main bedroom is positioned at the front of the home and has a beautiful bay window with plantation shutters and a bench seat, and there are two additional bedrooms all with easy access to the updated bathroom and separate toilet.

Tassie Oak timber flooring, dusted gas heating, a reserve cycle split system and large windows throughout all combine to add appeal and charm.

Externally the home has a welcoming front porch to sit and enjoy the peaceful front garden, and at the rear there is abundant space for kids and four legged friends, plus a chook pen, garden shed and water tank. Car accommodation is provided by a large single garage underneath and ample off-street parking.

Features:

- Quiet street
- Updated home
- Comfortable living living areas
- Updated kitchen with dishwasher
- Three bedrooms, all with built-in wardrobes
- Updated family bathroom, separate toilet
- Ducted gas heating plus reverse cycle split system
- Tassie Oak timber flooring throughout
- Elevated rear deck
- Generous yard space, lovely gardens
- Oversized single garage under
- Off street parking
- Garden shed, chook yard and water tank
- Located within walking distance to Duffy Primary and the Duffy Shops
- Rental appraisal of \$650 to \$700 per week

EER: 1

Land Size: 879m²

Living Size: 126m² (approx.)

Land Rates: \$3,434 p.a (approx.)

Land Value: \$681,000 (approx.)