

35 Tantangara Street, Duffy, ACT 2611



House For Rent

Wednesday, 26 June 2024

35 Tantangara Street, Duffy, ACT 2611

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Type: House



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\$820

A charming homely abode in a family-friendly street, could be your new home! From the designer garden by Jamie Durie, through to the generous living space, well-equipped updated kitchen and bathrooms, to the back deck and fruit trees, cubby house and room for an abundance of fruit and vegetables, 35 Tantangara Street is a dream family home. The sun-drenched living and dining space is sure to be a hub for the family to gather to share a meal, a book or a board game. A place to make memories the children will treasure in their new family home. Four generously portioned bedrooms, each with built-in robes, provide private sanctuaries for each family member to retreat to, after a busy day at school or in the office. The generous master suite with ensuite is a haven for mum and dad, light-filled and well-portioned, you'll find mum taking a breath and winding down from the week. This property is a must-see for green-thumb tenants, looking for an opportunity to try a hand at producing your own fruit and vegetables. With a range of fruit and citrus trees and an abundance of raised garden beds, ready for seasonal planting, you'll be the envy of your family and friends when it comes time to harvest. Take the opportunity to work from home from the built-in desk in the fourth bedroom or turn a space adjoining the garage into a separated home office. This downstairs multi-purpose room can also serve as a rumpus room, man cave, yoga studio, additional home office and more. There's even an additional space for a wine cellar! An array of roof-top solar panels offers the opportunity to make big savings on energy bills. And two large water tanks holding 6000L in total will make growing fruit and vegetables even more economical. Nearby, you'll be spoiled for educational choices, Duffy Primary School is a short, safe walk away and boasts a French language program. St Jude's Catholic Primary School, Orana Steiner School and Canberra Montessori School are also all within close proximity for quality education and a convenient drop-off. Oozing character and charm, this home holds the nostalgia you can't help but adore in Weston Creek, while providing an updated kitchen and bathrooms with everything you need for convenient modern family lifestyle. This owner is open to medium-term lease agreement for the right tenant. FEATURES:- Large yard with established gardens and garden beds that tenant can plant fruit and vegetables in, plus a glass hot house/potting shed- Two rainwater tanks for garden usage- Master suite with ensuite- Updated 3-year old kitchen, with modern appliances and inclusions and an abundance of storage space- 5 KW of roof-top solar panels- Nearby oval, scout hall and children's playgrounds- 15 - 20 minutes drive to Canberra City- medium-term lease considered- split-system reverse cycle heating and cooling in living areas and ducted gas heating throughout the house- 2 car electric garage with workshop benchtop and shelving- additional multi-purpose room- study nook (built-in desk and shelves) in fourth bedroom- separate large laundry with external access. EER At the time of purchase the EER was 0.5, but energy efficiency has since been improved with the installation of double glazed windows and curtains. New EER inspection pending. Pets In accordance with the Residential Tenancies Act Clause 71AE Process for tenant seeking consent - the tenant must apply, in writing, to the lessor, for the lessors' consent to keep pet/s at this property. The lessor may impose conditions on consent, including but not limited to, the number and type of animals being kept, and any cost involved for rectification required as a result of the animal. Rent At Blackshaw Weston Creek & Molonglo we are pleased to offer our tenants flexible rental payment options including weekly, fortnightly or monthly payments to coincide with your pay cycle. Ask us for details. Disclaimer Please note whilst all care has been taken in providing this marketing information, Blackshaw Gungahlin does not accept liability for any errors within the text or details of this listing. Interested parties should conduct their own research in confirming the information provided.