

36 Neil Currie Street, Casey, ACT, 2913

STONE

House For Sale

Wednesday, 2 October 2024

36 Neil Currie Street, Casey, ACT, 2913

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Type: House

●THE DOOR IS OPEN, WELCOME HOME●

A WORD FROM OUR SELLERS;

"We are delighted that you're considering making this property your new home. Over the years, this space has been more than just a house for us-it has been a place filled with warmth, laughter, and countless cherished memories. This is the home where we started our family, and it holds a special place in our hearts. From peaceful mornings with our newborn to watching our little one take their first steps, this house has been the backdrop to many milestones in our lives.

One of the things we especially loved is how perfect this home is for gathering with family and friends. Whether hosting weekend barbecues in the backyard or cozy dinners indoors, there's plenty of space to entertain. The outdoor area has been wonderful for our children, offering room to run, play, and explore in a secure outdoor space.

We've taken great pride in maintaining and enhancing it, ensuring that it offers both comfort and style. The neighbourhood is one of the things we have missed most-the friendly neighbours, nearby parks, and easy access to shops and dining made every day here a pleasure.

It is only due to our interstate move that we are parting with this home. While it's bittersweet to say goodbye, we are excited to pass this home on to someone who will love it just as much as we have. We hope you find as much happiness and contentment here as we did."

Living: 178.43sqm

Garage: 45.03sqm

Total: 223.46sqm

- ☑Functional dual level floorplan with a blend of formal and informal living areas, perfect for intimate gatherings or larger celebrations
- ☑Light filled home with North facing aspect
- ☑Open-plan kitchen with ample bench and cupboard space, gas cooktop and electric oven
- ☑Walk-in pantry and integrated laundry space
- ☑Generously sized bedrooms, all with built-in robes
- ☑Spacious master bedroom featuring a large ensuite, walk-in robe and balcony
- ☑Versatile study or third living area, perfect for work or relaxation
- ☑Main bathroom includes a full-sized bath and separate shower
- ☑Convenient separate powder room downstairs
- ☑Ducted gas heating and evaporative cooling for year-round comfort
- ☑Ducted vacuum system for effortless cleaning
- ☑Secure backyard with low maintenance garden and large covered entertaining area
- ☑You can connect to the nbn network via Fibre to the Premises technology
- ☑Detached double garage with remote roller doors for secure parking
- ☑Within walking distance to Casey Market Place, providing easy access to local cafes, shops and pubs,
- ☑Conveniently located within close proximity to local schools, dog parks, walking and biking trails and communal green spaces including wetlands – while only a stone's throw from Gungahlin town centre

Rates: \$2,336.20 per annum (approx.)

Land tax: \$3,594.00 per annum (approx.)

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