

39 Archdall Street, MacGregor, ACT 2615



House For Sale

Sunday, 23 June 2024

39 Archdall Street, MacGregor, ACT 2615

Bedrooms: 3

Bathrooms: 1

Parkings: 2

Type: House



Sarah Turnbull

0261821802

Auction 13/07/24

What you see: An elevated position showcasing a split level design with exposed beams and modern updates. And potential to get creative in the backyard. What we see: Evenings spent watching the sunset over the Brindabella's. See more: Large 993m² block Elevated positioning Split level design with exposed timber beams Spacious lounge with direct access to outdoor entertaining Updated kitchen with gas cooktop, double sink and oversized pantry Meals area off kitchen Carpeted bedrooms Built in robes in all bedrooms Ducted gas heating & evaporative cooling Ceiling fan in lounge Bathroom with spa bath and separate toilet Covered entertaining deck with views Double garage An easy walk to Ginninderra Creek walking trails 4 minutes to Macgregor Primary School 5 minutes to Kippax Fair Shopping Centre 5 minutes to Charnwood Shops 8 minutes to St Francis Xavier College 10 minutes to Belconnen Town Centre 20 minutes to Canberra CBD Total Living: 125m² Garage: 40m² Block size: 998m² Built: 1974 EER: 2.0 Rates: \$2,893 per annum Land Tax: \$4,775 per annum (only applicable if rented out) Rental Appraisal - \$590 - \$620 per week 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.