

4 Flecker Pl, Florey, ACT, 2615



House For Sale

Thursday, 10 October 2024

4 Flecker Pl, Florey, ACT, 2615

Bedrooms: 3

Bathrooms: 2

Parkings: 1

Type: House



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Capitalise on this Opportunity

Conveniently located in a cul-de-sac, this separate title courtyard home has been refreshed with new paint and flooring throughout. It's an ideal opportunity for first-time buyers, downsizers, and renovators looking to create their dream space.

With plenty of scope to renovate the home offers three bedrooms, the master at the rear comes with an ensuite and built-in robe. The large open living space gives way to the original kitchen and laundry.

Private front and back courtyards with side access are blank canvas to create your own oasis. You'll love the convenience of being close to public transport, local schools, and the Florey shops.

More affordable than many apartments on the market and you don't have body corporate. It's a no brainer!

- * Freshly painted and new flooring throughout
- * Quiet cul-de-sac location
- * Separate title, no body corporate
- * Potential to renovate
- * Original kitchen, laundry
- * Spacious living and dining area
- * Main bedroom with ensuite and BIR
- * Two additional bedrooms
- * Front and back courtyards with side access
- * Single lock up garage

- * Build: 1987
- * Block Size: 308sqm
- * Living Size: 111sqm
- * Garage Size: 26sqm
- * EER: 3.5
- * Rates: \$2,491 p.a.
- * Land Tax: \$3,837 p.a. (investors only)
- * UV: \$395,000 (2023)

Disclaimer:

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