

# 49 Bimberi Crescent, Palmerston, ACT 2913



## House For Rent

Tuesday, 25 June 2024

49 Bimberi Crescent, Palmerston, ACT 2913

**Bedrooms: 6**

**Bathrooms: 3**

**Parkings: 2**

**Type: House**



Chenice Jordan

0262497700

## \$920 Per Week

Do not miss out the opportunity to secure this large family home with room to move. The home is beautifully presented with six good sized bedrooms, two of which have ensuites. The kitchen is equipped with ample bench space, storage and a gas cooktop. Two large living areas plus a rumpus room for the kids. Ducted heating throughout. Large enclosed back yard with covered entertaining area. Just a short drive to the thriving Gungahlin Town Center with your pick of shops, bars and restaurants. Features include: - Six good sized bedrooms, two with ensuites - Outdoor entertaining area and a garden - Ducted heating throughout - Modern bathrooms - Two living areas and a separate rumpus room - Double garage No current EER This property does not comply with the minimum ceiling insulation standards. Suburb Snapshot Palmerston is a suburb in the Canberra, Australia district of Gungahlin. The postcode is 2913. The suburb is named after George Thomas Palmer (1784–1854) who established a settlement in the Canberra region in 1826 called Palmerville, which was later renamed Ginninderra. It was gazetted on 20 March 1991. Streets are named after mountains and mountain ranges of Australia, with the main street called Kosciuszko Avenue. It is next to the suburbs of Nicholls, Gungahlin, Crace and Franklin. It was the second suburb to be developed in the Gungahlin district, after the industrial suburb of Mitchell. It is bounded by Gungahlin drive and Gundaroo drive. Local shopping centre in Palmerston. Palmerston is mainly a residential area with a mix of single homes and duplexes. At the centre of the suburb there are small medical, shopping and community centres. Palmerston Primary School opened in 1994 and a large neighbourhood oval is adjacent to the school. A number of cyclepaths cross the suburb, with pedestrian and cycle underpasses at several road crossings. Fruit trees, including plums and apples are scattered along the public thoroughfares of Palmerston. ACTION bus routes 56 and 956 traverse Kosciuszko Avenue, as well as 54 and the 954 bus routes going through half of Palmerston, connecting Palmerston with the Gungahlin Town Centre, Civic and Belconnen bus interchanges. Geology Palmerston is underlain by the Canberra Formation from the late middle Silurian age. The area was studied in more detail than many other parts of Canberra by J.P. Cepelch from the Australian National University in 1971. Mostly the Canberra Formation is slaty shale and mudstone. A layer of ashstone has been folded to form 75 metre wide exposures on the surface. These are in the shape of an ear of corn with the major axis pointing north north east. The major axis is determined by an anticline. A syncline determines the western side of the ashstone, with an anticline further to the west. A triangle of siltstone has been lifted up by faults into the western corner of Palmerston. A long fault aligned with the folds follows along the east side of Ginninderra Creek. The Winslade Fault comes in from the south heads north and joins up with the above long fault. The Gungahlin fault also parallels the folds and cuts through the east side of Palmerston. It forms the eastern limit of the ashstone. WISH TO INSPECT? 1. Click on the "BOOK INSPECTION" button (available on our website) 2. Register to join an existing inspection 3. If no time offered, please register so we can contact you once time is arranged 4. If you do not register, we cannot notify you of any time changes, cancellations or further inspection times DISCLAIMER: Whilst we take due care in gathering information for properties for lease, we accept no responsibility for any inaccuracies herein. All applicants should rely on their own research and confirm any information first hand. Disclaimer: Please note that while all care has been taken regarding general information and marketing information compiled for this rental advertisement, LJ HOOKER CANBERRA CITY does not accept responsibility and disclaim all liabilities in regard to any errors or inaccuracies contained herein. We encourage prospective tenants to rely on their own investigation and in-person inspections to ensure this property meets their individual needs and circumstances. PETS: Please be aware that at all stages of tenancy this property requires consent to be sought from the lessor for the keeping of any pets at the premises. Consent must be provided before any pets are at the premises. RENTING BOOK: [https://www.justice.act.gov.au/\\_data/assets/pdf\\_file/0008/2443472/Renting-Book-May-2024.pdf](https://www.justice.act.gov.au/_data/assets/pdf_file/0008/2443472/Renting-Book-May-2024.pdf)