

6 Burbie Street, Harrison, ACT, 2914



House For Sale

Thursday, 18 July 2024

6 Burbie Street, Harrison, ACT, 2914

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Type: House

Quiet tree-lined street

This immaculate three-bedroom ensuite home provides a wonderful opportunity for first-home buyers, keen investors, or those looking to downsize.

Situated in a tranquil street amongst other quality homes, this property offers separate living areas, a main bedroom with ensuite, ducted gas heating and ducted evaporative cooling, plus a double garage with internal access. The family room opens onto a private paved entertaining area overlooking low-maintenance, easy-care gardens.

Don't miss your chance to secure the keys to this fantastic home.

- Block: 390m²
- Living: 103.66m²
- Garage: 37.17m²
- Double glazed retro fitted windows
- Ducted gas heating
- Ducted evaporative cooling
- Double lock-up garage
- Single-level and free standing
- 2 x reverse cycle air conditioning systems
- Upgraded thermal R6 ceiling insulation 300mm thick
- Continuous gas hot water system
- Electronic Bravat Bidet
- 4000L rainwater tank
- Built 2008

Cost breakdown:

Rates: \$682.36 p.q

Land Tax (only if rented): \$1,099.85 p.q

Potential rental return: \$600-\$640 p.w

This information has been obtained from reliable sources however, we cannot guarantee its complete accuracy, so we recommend that you also conduct your own enquiries to verify the details contained herein.