

7 Crowley Court, Charnwood, ACT, 2615



House For Sale

Thursday, 18 July 2024

7 Crowley Court, Charnwood, ACT, 2615

Bedrooms: 3

Bathrooms: 1

Parkings: 1

Type: House

Renovators dream

Discover the potential of 7 Crowley Court, Charnwood!

Situated on a large block in a quiet, leafy cul-de-sac at the foot of Mount Rogers reserve, this 3-bedroom, 1-bathroom ex-government house is the ultimate blank canvas for creating your dream home.

Located within walking distance to the local school and close proximity to public transport, local ovals and playgrounds, this property is ideal for those with a young family or anyone seeking a convenient lifestyle.

While the property does require some TLC, it currently boasts an open-plan kitchen and family area and ample cupboard space, as well as a separate living and dining room. The bathroom features a separate bath and shower, while the laundry provides convenient external access and additional storage. A split system unit is already installed for comfort.

This property provides the perfect platform to transform in your own style. Seize the opportunity to make 7 Crowley Court, your new home!

Please note this property will go to auction on Saturday, 17th August 2024 as part of our Winter Wonderland Auction Event held at the Hyatt Hotel Canberra. The event will begin at 9:30am and a more indicative time for this particular auction will be provided closer to the date.

Features:

- Recently installed Solar Power
- Open plan kitchen and family
- Kitchen with gas cooking and ample cupboard space
- Separate living and dining room
- 3 bedrooms
- Bathroom with separate bath and shower
- Separate toilet
- Laundry with external access
- Split system unit installed
- Large block for you to create your dream garden
- Fully fenced back yard
- Detached, oversized single carport
- Close to public transport and local ovals and playgrounds

Stats:

- Build: 1978
- Block: 739sqm
- Living: 110sqm
- Carport: 31sqm
- EER: 1.0
- UV: \$440,000
- Rates: \$2,599 pa
- Land Tax: \$4,090 pa

Disclaimer: All information regarding this property is from sources we believe to be accurate, however we cannot guarantee its accuracy. Interested persons should make and rely on their own enquiries in relation to inclusions, figures, measurements, dimensions, layout, furniture and descriptions.