

8 Ledger Rise, Taylor, ACT 2913

House For Sale

Thursday, 15 August 2024



8 Ledger Rise, Taylor, ACT 2913

Bedrooms: 5

Bathrooms: 3

Parkings: 2

Area: 540 m2

Type: House



Alvin Nappilly



Natasha Lohano

1,529,000+

One of Gungahlin's most sought-after locations rarely offers a brand-new, turnkey opportunity of this calibre. Built from the ground up, with meticulous thought, planning, and attention to detail, everything in this immaculate family home embodies quality and function. Welcome home to 8 Ledger Rise, Taylor. An architecturally designed staircase is the true focal point of your new home, seamlessly connecting the upper and lower levels. Downstairs, you will find the master room with ensuite and walk in robe, additional two bedrooms, two bathrooms and kitchen, as well as multiple living areas, and a large alfresco for entertaining in all seasons. With 2.7m high ceilings throughout every room and space are filled with endless light. The fully functional backyard space, framed by a stunning stone retaining wall, is the perfect place for a spa, caravan/boat storage, trampoline, or cubbyhouse. The possibilities are endless. All it needs is you. - Modern, spacious and energy efficient architecturally designed home brimming with light, and space. - Striking views toward nature reserve and the rolling hills surrounding Taylor. - Expansive open plan living downstairs, with a seamless transition to the large rear alfresco and landscaped yard. - 3 large bedrooms downstairs, all with built in robes; master bedroom with large ensuite and walk through robe. - Large main bathroom with segregated vanity and powder space, shower and bathroom, and water closet. - Architecturally designed timber staircase with glass balustrade - Oversized double garage with finished flooring and built-in modifiable storage - Tiles to living and timber to bedrooms - Large, open kitchen with high-end finishes and stone benchtops; top of the range Bosch dishwasher, Gas Cooktop and oven. - All windows double glazed. - Oversized rear covered alfresco, tiled and lit by downlighting. - Completely landscaped block including expansive stone retaining walls. A deep site cut prior to construction facilitating a flat and useable parcel of land and avoiding the need for a split-level design in the downstairs living space. Easy access to shops and amenities of Casey Market Town, Amaroo Group Centre and Gungahlin Marketplace, as well as growing amenity in Taylor including schools and public transport. Land size: 540 sqm Total living: 290 sqm All figures are approximate For further details, please contact Alvin Nappilly by submitting an enquiry below or calling on 0426146118. Disclaimer: Confidence Real Estate and the vendor cannot warrant the accuracy on the information provided and will not accept any liability for loss or damage for any errors or misstatements in the information. Some images may be digitally styled/furnished for illustration purposes. Images and floor plans should be treated as a guide only. Purchasers should rely on their own independent enquiries.