

11/50 Marungul Avenue, Ngunnawal, ACT 2913

Raine&Horne.

Townhouse For Sale

Wednesday, 26 June 2024

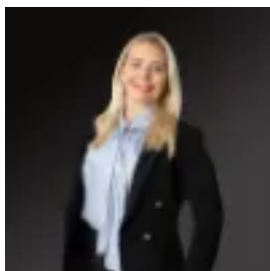
11/50 Marungul Avenue, Ngunnawal, ACT 2913

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Type: Townhouse



Aliza Cole

0262518289

Offer over \$655,000

Step into this charming and well-maintained home. Situated in a beautiful, secure, and quiet complex right opposite a picturesque reserve, this location offers stunning views of Canberra. This stunning home features elegant timber laminate floors and two generous living areas that seamlessly connect to the open-plan kitchen. The separate living areas provide plenty of space for everyone, while a spacious downstairs powder room complements both the main bathroom and the personal ensuite. The open-plan living and dining area extends to a beautiful courtyard garden at the rear, making it an ideal choice for prospective homeowners. The kitchen offers ample storage, generous bench space, and a gas cooktop and oven. It's perfectly positioned for socialising while cooking, offering a delightful view of the stunning courtyard, which provides a serene outdoor space perfect for relaxation and entertaining. On the upper level, you'll find three generously sized bedrooms, all with oversized built-in robes and newly installed carpet. The master bedroom boasts an ensuite and a private balcony that overlooks your established, private garden. The bedrooms are conveniently located near the family bathroom, which is filled with natural light and in excellent condition. The large single garage with internal access, an additional parking spot on the driveway, and ample visitor parking within the complex complete this ideal package. Additional Features: Three spacious bedrooms all with over-sized built ins- Master bedroom with sunny private balcony- Generously sized family bathroom- Two living areas- Fibre to the Premises (FTTP) NBN - Ducted reverse cycle air conditioning- Under stair storage- Timber laminate floors- New carpet throughout- Private cottage gardens and courtyard- Single garage with remote access- Extra allocated parking space- Located across from the reserve • 3 bedroom, two-storey home • Main bathroom located upstairs • Single garage with additional car space • Open planned living and dining area • Convenient powder room downstairs • Well appointed kitchen with ample storage. • Separate laundry • Court yard with established garden • Year Built: 1997 • Upper Level: 61.43m² • Lower Level: 56.57m² • Garage: 18.00m² • Total: 136.00m² • EER 6.0 • Body Corporate: \$670.51 PQ • Rates: \$541 PQ • Land Tax (for investors): \$3,035.24 P/A