

46/57 Bellhouse Crescent, Moncrieff, ACT, 2914



Townhouse For Sale

Wednesday, 18 September 2024

46/57 Bellhouse Crescent, Moncrieff, ACT, 2914

Bedrooms: 2

Bathrooms: 2

Parkings: 1

Type: Townhouse



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Modern Comfort & Convenience

Offering the perfect blend of modern convenience and low-maintenance living, this two bedroom townhouse is an excellent choice for first-time home buyers, downsizers, or investors alike. Situated in the highly sought-after Kodo Complex, it's just minutes away from schools, shops, and the Gungahlin town centre.

Inside, you'll enjoy open-plan living, with a thoughtfully designed kitchen that offers electric cooking, plenty of bench space, and ample storage. The spacious main bedroom includes a built-in wardrobe and a generous ensuite, while the second bedroom also features a built-in robe and is serviced by the main bathroom.

The low-maintenance yard provides a perfect outdoor space without the need for extensive upkeep. Segregated from others in the complex, this north-facing townhouse is filled with natural light and offers privacy and tranquillity.

Additional creature comforts include double glazed windows, split system air conditioning in both the living area and the main bedroom, single lock-up garage with internal access and a separate laundry with external access.

Features:

- Master bedroom with built-in robe and ensuite
- Additional bedroom with built-in robe
- Split system in living area & main bedroom
- Modern kitchen with electric cooking & ample bench space
- Plenty of natural light throughout
- Double glazed windows
- Low-maintenance yard
- North facing
- Single lock-up garage with internal access
- Separate laundry with external access
- Segregated townhouse within the complex

Stats:

- Build: 2019
- Living: 80.9m²
- Garage: 23.5m²
- EER: 6.0
- Strata: \$735.89pq
- Rates: \$1,937.63pa
- Land tax: \$2,541.26pa

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.