

5/12 Victoria Street, Hall, ACT, 2618

LUTON

Townhouse For Sale

Friday, 9 August 2024

5/12 Victoria Street, Hall, ACT, 2618

Bedrooms: 2

Bathrooms: 2

Parkings: 2

Type: Townhouse

Distinctive Living and Ease

Nestled perfectly on Victoria Street, this exquisite two-bedroom residence combines convenience, functionality, and the unique lifestyle of Hall.

Upon entry, you'll be captivated by the high ceilings and bamboo flooring throughout, creating an atmosphere of space, light, and elegance. The open-plan design allows the main living and dining areas to flow seamlessly from the kitchen. This chef's kitchen boasts Miele appliances, including a gas cooktop and oven, with spacious stone benchtops offering ample storage and preparation space.

At the rear of the home, the master bedroom serves as a private oasis, generous in size and complemented by built-in robes and a modern ensuite. The second bedroom is also spacious, featuring a built-in robe, ensuring comfort and style whilst being serviced by the modern main bathroom.

The garage has been converted into an extra living space, currently serving as a rumpus room. This room has been equipped with additional storage and remote controlled VELUX skylights. The carport is adjacent with roller door access.

Step outside to the private backyard that has been landscaped to perfection. With the addition of artificial turf, this home is easy to maintain yet perfect for children and pets. With local shops at your doorstep, you have easy access to local amenities and eateries, as well as Hall's Farmers Markets once a month.

Property Features:

- 2 bedrooms | 2 bathrooms | 2 car
- High 2.7m ceilings throughout
- Walnut coloured bamboo flooring
- Luxurious master bedroom with spacious built in robe and ensuite
- Generous second bedroom with built in robe
- Main bathroom with European Style Laundry
- Miele gas cooktop, rangehood, oven and dishwasher
- Ducted reverse cycle air-conditioning and heating
- Stunning barn door feature
- Transformed garage to rumpus room
- Remote controlled VELUX skylights
- Additional carport with roller door access
- LED downlights throughout
- Intercom system
- Low maintenance landscaped gardens with artificial turf

Property Details:

- EER: 6.0 Stars
- Strata: \$\$2,780 p.a. (approx.)

- Living: 101m²
- Enclosed Garage: 22m²
- Carport + Yard: 120m²