

143 Heagney Crescent, Chisholm, ACT, 2905



House For Sale

Wednesday, 8 January 2025

143 Heagney Crescent, Chisholm, ACT, 2905

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Type: House

Beautifully presented home with spacious floor plan

Please note: This property will go to auction on Sunday, February 2nd, 2025, as part of our Summer Showcase Auction Event held at the Hyatt Hotel Canberra. The event will begin at 9:30 am, and a more indicative time for this particular auction will be provided closer to the date.

Register for this auction: <https://auctionslive.com/app/bidder-registration/xQpW1>

With spacious interiors, a sprawling yard, and a family friendly location, this property offers the perfect opportunity for the astute buyer.

The functional floor plan offers an open plan lounge/dining room plus a family room. Overlooking the living space is the functional kitchen with gas cook top, dishwasher and ample storage space. Flowing off the family room is the additional rumpus which opens onto the expansive covered entertaining deck.

Featuring three bedrooms, the master is fitted with a large walk in robe and ensuite. The two additional bedrooms are fitted with built in robes. The main bathroom offers a separate tub and shower plus a separate toilet.

For year round comfort the property is fitted with an electric wall heater, slow combustion fireplace and ducted evaporative cooling.

The property also boasts a single garage and single carport plus ample off street.

With a land area of 826sqm and 174.22sqm of living, there is plenty of room to move and grow.

Built in 1987, this property has stood the test of time and has been well-maintained. It offers a solid foundation and the potential for you to add your personal touch and make it your own.

Outside, the property is fully fenced, ensuring privacy and security. The garden provides a peaceful retreat, and the covered deck is ideal for hosting barbecues and enjoying the fresh air.

Located in a desirable neighborhood, this property is close to schools, parks, and shops. It offers easy access to public transportation and major roads, making your daily commute a breeze.

Property information (approx.):

- Living: 174.22sqm
- Garage: 29.93sqm
- Carport: 24.6sqm
- Block: 826sqm
- Built: 1987
- UV: \$448,000 (2023)
- Rates: \$2,656pa
- Land Tax: \$4,222pa (Investors only)
- EER: 3.0

Close proximity to:

- Gilmore Primary School
- Caroline Chisholm School
- MacKillop College
- Chisholm Shops
- South.Point Tuggeranong

- Canberra Hospital
- Simpsons Hill

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.