

**18 Darmody Street, Weetangera, ACT, 2614**



**House For Sale**

Wednesday, 30 October 2024

18 Darmody Street, Weetangera, ACT, 2614

**Bedrooms: 4**

**Bathrooms: 3**

**Parkings: 3**

**Type: House**



Kathy Komar

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## Must-see Family Home on the Market for the First Time in 50 Years!

Discover the charm and character of this spacious family home, perfectly positioned in an elevated setting. With a generous 1531sqm block, this home boasts endless potential for the new owners.

As you enter, you'll be captivated by the tall ceilings and large windows that fill the living areas with natural light, creating an inviting atmosphere. The generous master suite features direct access to the beautifully landscaped gardens, along with large built-in wardrobes and a private ensuite.

With generously sized bedrooms and built-in robes throughout, there's plenty of space for everyone. The downstairs rumpus room, complete with a bathroom, is perfect for your teenagers to retreat to.

The custom-built garage in the back offers multiple opportunities-whether you envision a separate residence, a home studio, a man cave, or extra garage space, the possibilities are endless!

Outside, the manicured gardens provide a serene space for relaxation and entertaining in complete privacy. With great under-house storage ideal for a wine cellar, this home truly caters to every need.

Don't miss this rare opportunity to make this enchanting home your own.

### Features:

- \* Character filled family home in elevated position on a 1531sqm block
- \* Multiple living areas with large windows letting in plenty of natural light.
- \* Open plan kitchen, dining, family room with sliding door access to rear garden.
- \* Large bedrooms with built in robes.
- \* Master suite with direct garden access, large built-in robe and ensuite bathroom.
- \* Downstairs rumpus room with bathroom facilities.
- \* High ceilings.
- \* Ceiling roses in formal living areas.
- \* Reverse cycle heating/cooling.
- \* Ducted gas heating.
- \* Beautifully landscaped gardens.
- \* Large workshop providing many possibilities.
  
- \* Three-car garage.
- \* Large under house storage ideal for workshop or wine cellar.
- \* Walking distance to Weetangera Primary School and shops.
- \* Short drive to Westfield Belconnen, Hawker Shops, Jamison Shopping Centre.

\* Block Size: 1531sqm

\* Rates: \$4,543 p.a.

\* Land Tax: \$8,310 p.a. (investors only)

\* Unimproved Value: \$826,000 (2023)

\* Block: 24

\* Section: 35

\* Legal description: BELC/WEET/35/24

\* nbn availability: nbn Fibre to the Node (FTTN)

### Disclaimer:

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