

2 Strehlow Pl, Flynn, ACT, 2615



House For Sale

Thursday, 14 November 2024

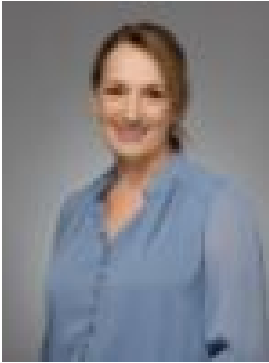
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Bedrooms: 4

Bathrooms: 1

Parkings: 3

Type: House



Naomi Sachs
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Matt Sebbens
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A family home offering the perfect balance of comfort, style, and outdoor living.

The northern-facing living area maximizes natural light and passive heating, while honeycomb blinds and heavy block-out curtains help regulate indoor temperatures year-round. Inside, ducted gas heating and evaporative cooling provide year-round comfort, while three split systems (and ceiling fans further enhance airflow throughout.

This home has been thoughtfully updated with double glazing, a 10kWh solar system, LED lighting, fresh paint, new gutters, and a resealed bathroom, all designed to enhance energy efficiency and comfort.

The expansive undercover alfresco area is an entertainer's dream, complete with a BBQ, pizza oven, and a food preparation area with sink. Whether you're hosting a dinner party or enjoying casual family meals, this space will be the heart of your home.

The garden is irrigated and offer established plants, including figs, berries, and privacy-boosting hedges. There's plenty of space to further develop the garden or simply enjoy the peaceful outdoor setting.

Additionally, the dual driveways one leading to a single carport with EV charger, the other to a double garage with access to extensive under-house storage area, providing excellent parking and storage options.

Don't miss the chance to make this exceptional home yours!

Features

- Freshly painted throughout
- Double glazing throughout
- 10kw of solar panels
- North facing lounge room
- Kitchen 900mm stove overlooking garden
- 3 bedrooms with built in robes
- 4th bedroom ideal as a home office
- Electric vehicle charging point
- Three split systems
- Landscaping with irrigation system
- Covered entertaining area with BBQ and pizza oven
- Land is zoned Rz2 for redevelopment (subject to approvals)

Living size: 126.42m²

Alfresco size: 40m²

Garage size: 48.50m²

Carport size 16.43m²

Land size: 819m²

Year built: 1974