

**31 Capella Crescent, Giralang, ACT, 2617**



**House For Sale**

Friday, 6 December 2024

31 Capella Crescent, Giralang, ACT, 2617

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Type: House**



Troy Thompson

0408694917

## Remarkable Potential in Prime Position

This charming home, constructed in 1985, combines timeless architecture with modern comforts, making it the perfect sanctuary for families seeking space, style, and convenience. A beautifully designed residence nestled in a family-friendly neighborhood in one of the best streets in Giralang. Enjoy two generous living areas, separate dining room which provides an space for meals and celebrations and perfect for family gatherings or entertaining friends.

Step outside to your expansive backyard, ideal for children to play, gardening enthusiasts, or simply relaxing in nature. The low maintenance gardens and well-maintained landscaping create a serene outdoor retreat.

31 Capella Crescent offers easy access to local amenities, schools, parks, and public transport. Experience the best of both worlds with a peaceful suburban lifestyle and proximity to urban conveniences.

### Features

- North facing
- 881sqm block
- Double garage with drive through access
- Bathrooms have been updated
- Main bedroom with walk in robe, ensuite and courtyard
- Other bedrooms are generous size with built in robes
- Two bedrooms are separated from the main bedroom
- Gas heating
- Reserve cycle split system in the living area
- One of Giralang's most sought-after streets
- Courtyard off the kitchen living area
- Beautiful gardens
- Solar
- Hardwood timber floors