

34 Kinkead Street, Evatt, ACT, 2617



House For Sale

Thursday, 9 January 2025

34 Kinkead Street, Evatt, ACT, 2617

Bedrooms: 4

Bathrooms: 1

Parkings: 2

Type: House

Spacious family home with endless potential

Owned by the same family for 50 years, this much-loved home in Evatt is ready for its next chapter. Spacious, light-filled and full of warmth, the home offers single-level living on a generous 758 square metre block, tucked away in a quiet street.

Step inside to discover separate living and dining areas, perfect for family life, while the functional kitchen provides ample bench space and storage, plus a view out over the deck and backyard.

Four bedrooms each offer built-in robes, and the main bathroom is made for family life with a double vanity, while a second toilet sits separately.

Outside, the home boasts a spacious undercover entertainer's deck, overlooking the low-maintenance yard with plenty of space for kids, pets, or outdoor hobbies. The large detached garage could double as a workshop with plenty of space to tinker, while the tandem double carport with remote access offers secure parking for multiple vehicles, bikes, or other items. Three garden sheds provide even more storage.

Located just minutes from Westfield Belconnen, Lake Ginninderra, Capital Food Market, a whole host of schools and ample public transport, this home offers comfortable family living with everything at your fingertips.

Features include:

- Single-level family home on a 758 sqm block
- Separate living and dining areas with light-filled interiors
- Functional kitchen with ample bench space and storage
- Four bedrooms with built-in robes
- Main bathroom with double vanity, plus a separate second toilet
- Spacious undercover entertainer's deck
- Large detached garage with workshop potential
- Tandem double carport with remote access, ideal for multiple vehicles or storage
- Low-maintenance yard with three garden sheds
- Quiet location with proximity to shops, public transport and Lake Ginninderra
- Located close to St Monica's Primary School, Miles Franklin Primary School, Evatt Primary School, Copeland College and St Francis Xavier College

EER: 2

Built: 1974

Residence size: 130sqm

Block size: 757sqm

General Rates: \$3,087pa approx.

Land Tax: \$5,630pa approx.