

4 Constable Street, Whitlam, ACT, 2611

VERV

House For Sale

Thursday, 21 November 2024

4 Constable Street, Whitlam, ACT, 2611

Bedrooms: 5

Bathrooms: 3

Parkings: 2

Type: House

A Masterpiece of Modern Living in Whitlam

Welcomed to the market is this architecturally designed masterpiece built by GJ Gardner Homes. Meticulously crafted with modern family living in mind, this striking two-story residence spans an impressive 363.75m² under roofline, offering an exquisite blend of form, function, and comfort. Thoughtfully designed to embrace natural light and energy efficiency, the home features double-glazed windows and doors, complemented by spotted gum laminate floors that flow seamlessly throughout its spacious interiors.

The carefully considered floor plan provides approximately 285.46m² of internal living space, including five generous bedrooms, three designer bathrooms, and three distinct living areas. The lower level boasts a segregated master suite with a walk-in robe and a luxurious ensuite, complete with a wall-hung double vanity, floor-to-ceiling tiles, and underfloor heating—ideal for guests or multi-generational living. Upstairs, the second master bedroom enjoys its own private balcony, an elegant ensuite, and a custom walk-in robe joinery. Additional bedrooms, main bathroom, and a central living space complete the upper level, offering privacy and versatility for larger families.

At the heart of the home is the designer kitchen, a chef's dream finished with 40mm and 20mm Caesarstone benchtops, custom cabinetry, and a stunning designer chandelier. Equipped with premium SMEG appliances, including a 900mm induction cooktop and oven, this space also includes a spacious walk-in pantry with custom joinery. The open-plan design flows effortlessly to the covered alfresco area, featuring timber decking and LED lighting, perfect for entertaining while overlooking the low-maintenance, artificial turf landscaping.

Every detail of this home has been crafted with quality and sustainability in mind. A 7.6kW solar system with 19 panels, a Stiebel Eltron electric hot water system, and a double garage with EV charging ensures eco-friendly living. Positioned on a generous 651m² block in the growing suburb of Whitlam, the property captures beautiful mountain views from its upper level and provides easy access to walking trails, parks, and natural landscapes.

Features Include:

- GJ Gardner Home
- Architecturally designed two-story home
- Gorgeously built over 363.75m² under roofline
- Spotted gum laminate floors throughout
- Double-glazed windows and doors throughout
- Beautiful mountain views from upper level
- Five generous bedrooms (two featuring master bedrooms)
- One segregated master bedroom located on lower level with designer ensuite and walk-in-robe
- Second master bedroom upstairs with designer ensuite and walk-in-robe and access onto the balcony
- Three separate living spaces
- Three designer bathrooms (2x ensuite & main)
- High ceilings 2.7m (living and bedrooms)
- Powder room downstairs for guests
- Ducted reverse cycle heating and cooling system (2 zones)
- Upstairs master bedroom with walk-in-robe finished with custom joinery and designer ensuite offering wall-hung double vanity, floor-to-ceiling tiles, shaving cabinets and heated towel racks
- Main bathroom featuring freestanding bathtub, separate bath, floor-to-ceiling tiles and wall-hung vanity
- Study nook located off laundry
- Designer kitchen with 40mm and 20mm Caesarstone benchtops, double sink, large island benchtop, soft close drawers, tiled splashback, custom cabinetry and designer chandelier
- Quality kitchen appliances; SMEG 600mm dishwasher, SMEG 900mm oven and SMEG 900mm induction cooktop
- Walk-in-pantry with customer joinery
- Large laundry offering ample storage and bench space with external access directly to clothesline
- Covered alfresco with LED lighting and timber decking

- Double garage with internal access and automatic door with EV charging point
- Solar system (7.6kw with 19 solar panels approx.)
- Stiebel Eltron electric hot water system 302L
- Artificial turf throughout
- Positioned within the growing suburb of Whitlam

- EER: 5.5 Stars

- Lower level: 165.22m² (approx.)

- Upper level: 120.24m² (approx.)

- Total Internal Living: 285.46m² (approx.)

- Garage: 38.13m² (approx.)

- Alfresco: 23.63m² (approx.)

- Balcony: 13.24m² (approx.)

- Porch: 3.29m² (approx.)

- Block size: 651m² (approx.)

- Year Built: 2023

- Rates: \$3,873.09 per annum (approx.)

- Land tax: \$7,599.20 per annum (approx.) only paid by investors

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