

65 Tay Street, Watson, ACT, 2602



House For Sale

Wednesday, 20 November 2024

65 Tay Street, Watson, ACT, 2602

Bedrooms: 2

Bathrooms: 1

Parkings: 1

Type: House



Chris Dixon

0414819377

SOLD for \$702,000 first weekend, has yours?

This beautifully presented and well-designed home offers the perfect blend of comfort, style and convenient location. Nestled in a peaceful neighborhood, just moments from the fabulous Mount Majura reserve, you'll appreciate the proximity to parks, walking paths, and beautiful scenery, making it easy to enjoy the outdoors.

If you're looking for energy efficient and low maintenance, this is the home for you. The home offers exceptional features when it comes to security and energy efficiency making it perfect for an executive couple, professional person/s and the savvy investor.

Entering the home you are greeted by an open plan living area flooded with natural light from not only the large window but also the skylight in the kitchen. The modern kitchen is perfect for preparing meals and features a custom island bench providing plenty of bench and storage space.

Both bedrooms offer built in robes and are serviced by a modern bathroom with heated towel rack and separate toilet for convenience. The bathroom and toilet are also flooded with natural light from individual skylights. The home is energy efficient and includes a solar hot water system with boost element.

This home is equipped with a state of the art alarm system, with all external doors alarmed, including the garage. Alarm system features a dial out function to your mobile phone if any alarms are set off. Video intercom with a recording feature that may be linked to your mobile phone.

Other features include reverse cycle ducted heating/cooling, a single lock up garage, a low maintenance secure yard and solar panels to assist with rising power bills.

Located within easy reach of the light rail, bus routes, EPIC (where the popular farmers markets are held each Saturday), the local shopping centre and a great choice of schools. An easy drive will take you down to the Dickson shopping precinct, the CBD, Universities, hospitals and sporting facilities.

Features:

- 2 bedroom private and secure home
- Both bedrooms with built in robes
- Modern bathroom with heated towel rail
- Wall panel heater to bathroom
- Extra Vanity sink & Mirror in Powder Room
- Flooded with natural light from skylights
- Double glazed windows
- Quality custom made sunblock curtains
- Ducted reverse cycle cooling/heating
- Excellent storage throughout the home
- Video intercom
- Back to base alarm system
- Data points to all rooms including behind fridge
- New solar hot water tank, 250 litres
- 7 panel solar system
- Irrigated front garden
- Secure private low maintenance yard
- Rates: \$2,408 per annum (approximately)
- Community Title: \$1,128 per annum

Disclaimer: All information regarding this property is from sources we believe to be accurate, however we cannot guarantee its accuracy. Interested persons should make and rely on their own enquiries in relation to inclusions, figures,

measurements, dimensions, layout, furniture and descriptions.