

30 Mornington St, Amaroo, ACT, 2914



Townhouse For Sale

Friday, 8 November 2024

30 Mornington St, Amaroo, ACT, 2914

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Type: Townhouse



Amy Taylor

EXPERIENCE UNBEATABLE LOCATION IN AMAROO

Welcome to 30 Mornington Street, where comfort & unbeatable convenience meet, in one of Amaroo's most sought-after locations. This property shines with its bright, open spaces & quality finishes, perfectly crafted for stylish living. It's a rare find that invites you to enjoy Amaroo's vibrant lifestyle & offers an exceptional opportunity for those seeking both privacy & location.

Features of the Home:

- Generously sized 4-bedroom townhouse boasting high ceilings on the lower level & a private courtyard, ideal for outdoor entertainment.
- Bring out your inner chef in the stylish kitchen featuring waterfall bench tops, electric cooktop, oven, integrated microwave, dishwasher & walk in pantry
- Experience a bright & inviting interior, featuring 2 spacious living areas bathed in natural light throughout
- Segregated master bedroom & ensuite downstairs, plus 3 large bedrooms fitted with built-in robes, carpet & blinds located upstairs
- Enjoy two beautiful bathrooms designed for comfort & equipped with modern style finishes, plus a powder room downstairs for your convenience
- Separate living areas upstairs & downstairs will ensure space for the whole family
- Conveniently located laundry with easy access to rear courtyard, clothesline & living areas making chores a breeze
- Double garage with remote control access via a rear laneway
- Other features include generous storage & ducted RCAC heating & cooling throughout the home
- Enjoy the nearby convenience of Amaroo shopping village, restaurants, local schools, walking trails, parks & public transport
- Residence: 176m², Garage: 39m², Total: 215m² approx.
- Block size: 189m² approx.
- Year built: 2015
- EER: 6 Stars
- Rates: \$2,213 p.a. (approx.)
- Land tax: \$3,138 p.a. (approx.)
- Rent Appraisal: \$800 p.wk in current market

Contact Amy to arrange a time to inspect.

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