



1/131 Britten Jones Dr, Holt, ACT 2615

Offers over \$750,000

Townhouse 3  2  2 



Low Maintenance Living with A Little Extra

Positioned at the front of the well-kept Wiluna complex, this stand-alone single level townhouse offers a sense of space, privacy and ease that's hard to come by. It's a community that's genuinely looked after, with the owners noting how responsive and active the body corporate has been, which always makes a difference.

Open for Inspection

By Appointment.

Inside, the home feels light, comfortable and easy to settle into. The main living area opens up with natural light pouring in through skylights above, creating a space that feels good at any time of day, whether it's a quiet morning or a full house.

The kitchen sits alongside, offering generous bench space, plenty of storage and an induction Smeg cooktop. Thoughtful additions like filtered tap water and fully electric cooking make everyday living simple and practical.

Just off the living area, you'll find what has become one of the owners' favourites, for good reason.

The sunroom $\frac{1}{2}$

At around 15sqm, it's a space that quickly becomes part of daily life. Morning coffee, a second dining area, a work-from-home setup or a playroom, it adapts easily. Especially in winter, when the light comes through, it's a hard spot to leave.

From here, it flows out onto the deck, an easy, low-maintenance space that works just as well for a quiet afternoon as it does for a weekend BBQ. The backyard is fully enclosed with colour bond fencing, offering privacy and a secure area for kids or pets without the upkeep of a larger block.

The rest of the home continues in the same practical and comfortable way. Three well-sized bedrooms sit along the hallway, each with built-in robes, soft carpet and double blinds for a good night's sleep. LED downlights run throughout, and with ducted reverse cycle heating and cooling plus a split system in the main living area, comfort is covered year-round. It's connected via fibre to the premises (FTTP), making working from home or streaming that little bit smoother.

The double garage offers secure internal access and has recently had the door and motor updated, one of those things that's already been taken care of.

And then there's the location $\frac{1}{2}$

Just steps across the road, you'll find the Burns Club and surrounding golf course, offering open green space, walking paths and an easy spot to meet friends for a meal or a drink. It's a local favourite for a reason, and despite being so close, the area remains peaceful and relaxed.

Listed By

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