

**39 Bill Ferguson Cct, Bonner, ACT 2914****Sold - 1/02/2020**House 4  2  2 

## The Perfect Package

Right here is the Perfect Home, offering the Perfect Lifestyle in a Perfect Location!

Built in 2009 this home has been immaculately maintained, is all on one level and is offering an easy-care lifestyle with minimal upkeep but plenty of space for the whole family to spread their wings.

Perfect for the first home buyer, those looking at downsizing or even those of us who like to enjoy their time off with a home where all the hard work has been done.

Offering loads of fine extras for a new family with many points of difference including:

- \* 24 Solar Panels to be able to run that air conditioning 24/7 if needed!
- \* Quality low allergenic laminated boards are throughout the living areas
- \* There are 5 security cameras with 1 TB hard disk for backup
- \* Reverse cycle heating and cooling ensure year-round comfort
- \* A ducted vacuum cleaner, Honey Comb blinds, an alarm and NBN are all in place
- \* There is a ring video doorbell
- \* No more lawns to mow! Modern artificial grass to the front & back yards with low maintenance garden areas are very ultra efficient for a hot, dry summer

Living and accommodation include:

- \* Two segregated large living areas
- \* The open plan kitchen/living space steps out to a covered Spanline built patio with tiles for year-round entertainment
- \* A modern, bright kitchen has loads of cupboards, bench space and an LG dishwasher
- \* Two bedrooms are to the front of the home, the main with a walk in robe and ensuite
- \* Two bedrooms to the rear of the home with a family bathroom. One bedroom has direct access to the bathroom
- \* Quality carpets are to the front lounge room and bedrooms
- \* The double remote garage has internal access and is also all one level

### Listed By

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