




3/30 Magenta Sq, Amaroo, ACT 2914**Sold - 7/04/2020**Townhouse 3  2  2 **Warm and inviting, welcome home... 155sqm of living**

Are you looking to downsize or are you a first home buyer and want to live in a quiet, light-filled home? Set in a boutique complex of three owner-occupied townhomes, this two-storey home offers executive living in a quiet complex backing bushland.

Open for Inspection

By Appointment.

Entering the home through a private courtyard, you step into the entryway with a staircase to the right and entry to the powder room, laundry and coat cupboard to the left. You can walk straight through to the large sun drenched lounge room with sliding door through to the backyard.

The lounge room flows through to the light abundant open plan dining, family and kitchen area. The kitchen has a large pantry, tiled splash-back, double sink overlooking the garden and a circular breakfast area at the end of the bench. The spacious open plan living areas have a split cycle system, ceiling fan and views to the mature gardens in the backyard.

Upstairs is a great area that can be used as a study nook, games room or extra living area. There are also two large double sized bedrooms both with built-in-robres, ceiling fans and sliding door access to the top balcony. The family bathroom has a built-in spa bath, shower with removable shower head and separate toilet. The master bedroom offers a huge amount of space, sliding door access to the balcony, and walk-in-robres through to the ensuite, which features plenty of storage.

The backyard features mature trees, grassed area, deck and pergola for entertaining or simply relaxing and listening to the sounds of nature from the bushland at the back of the property.

This private home is located in a quiet cul-de-sac and close to nearby shops and schools and offers a great opportunity to blend suburban facilities with the tranquility of a bush property.

- Pristine 3-bedroom home with fantastic entertaining areas and grassed backyard
- All 3 properties in the complex are owner occupied
- Self managed boutique complex with very low outgoings
- Generous sized bedrooms all with built in robes and all with balcony access
- Extra study / office space

Listed By

Hugo Mendez

