

264 Duffy St, Ainslie, ACT 2602

Sold - 18/12/2021

House 6  2  1 



Big, Bold, Beautiful and Backing Reserve!

Auction Location: On Site.

If you're into mountain biking, bush walking, bird watching or just generally hanging out in nature, If you have a growing family or just want a spacious home, then you simply must come and see this one! Backing and siding directly onto Mt Ainslie Nature Reserve, 264 Duffy Street only has one actual neighbour. This enviable position also lies in the quietest part of Duffy Street, close to Calvert Park, where the only passing cars are your neighbours or friends coming to visit.

The house itself is big with over 232m2 of living area plus decks, storage and even an external, separate studio/study. The kitchen is large and was renovated in 2008 as were both bathrooms. There are 6 bedrooms in all, five with wardrobes. The two upstairs bedrooms are a great size and open onto a picturesque balcony, overlooking the mountain and reserve. There are polished hardwood floors downstairs and timber sash windows. French doors lead out to a covered front deck. All the front downstairs windows are double glazed with the rear windows made of special insulated glass. The addition of LED downlighting, a 5KW solar system plus extractive hot water system, extra ceiling insulation and two evaporative cooling units assist with greater energy efficiency. The 19,000L rainwater tanks add to the sustainability.

There's a single lock up garage with mezzanine storage, as well as ample off street parking with room enough for three additional cars. There is 910m2 of land here too with established gardens and fabulous pizza oven! All in all, this is a great family home in a magic location!

At a glance;

- 910m2 block
- Backing and siding Mt Ainslie Nature Reserve
- Six bedrooms plus study/studio
- 19,000L rainwater tanks
- 5KW solar system; extractive hot water
- 5 minute drive to Ainslie shops
- 5 minute drive to Dickson shops
- Close proximity to North Ainslie Primary and Dickson College

Listed By

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Open for Inspection

By Appointment.

