




**51/36 Lampard Cct, Bruce, ACT 2617****Leased - \$550**Townhouse 2  2  2 

## RELAXED SUN DRENCHED LIVING

If peaceful surroundings, quality fixtures and a contemporary design rank high on your list then come and step through the front door of this lovely family home.

With a well appointed kitchen and a combined tiled open plan lounge and dining area you will love meal preparations and entertaining guests.

The lounge leads out to a sun drenched balcony. The kitchen has stainless steel appliances and a dishwasher and an abundance of cupboard space. Enjoys energy efficient gas cooking.

The bedrooms are well sized with the master room having an ensuite. There is internal access to the garage with auto remote door and plenty of space in to have a workstation with additional room to park an extra vehicle outside.

The property is private and secure and is awash in natural lighting and ducted heating throughout. The property has a very low maintenance yard and offers close proximity to Belconnen business hub, University of Canberra, Calvary Hospital and several other amenities which makes this superb residence one of Bruce' finest offerings.

### Features Include:

- \* Two well sized bedrooms with built in wardrobes
- \* Small enclosed front courtyard
- \* Double remote garage
- \* Master bedroom with ensuite
- \* Large Living area
- \* Sunny balcony

12 Month Lease

EER Unknown

TENANT MUST SEEK LANDLORD'S CONSENT FOR A PET

### TO VIEW THIS PROPERTY

1. You can Register to join an existing inspection or Register to be notified when times are available

### Listed By

Leasing Team

Mobile: 0418 631 503

### Open for Inspection

By Appointment.

