

2/153 Murrarji St, Hawker, ACT 2614

Sold - 31/05/2023

Unit 2  1  1 

## Refreshed and Updated!

This beautiful home has been lovingly refreshed and updated making it into a charming oasis of comfort and quiet.

Sitting to the back of the complex on the first floor the owner has given a lot of thought to the quality additions throughout the home.

Step in to appreciate:

- \* Freshly painted throughout
- \* Internal doors have gorgeous leadlight glass, one leading out to a covered balcony
- \* The updated bathroom has an internal laundry
- \* The kitchen updates are fabulous with plenty of extra cupboard space and a benchtop dishwasher
- \* The owner has put in a good sized HWS to replace the original
- \* There are two RC/AC units for year-round comfort, one to the living room, one to the main bedroom
- \* Both bedrooms have built in robes
- \* All windows have Privacy UV protection tint and modern roller blinds
- \* Covered car parking and key locked storage room
- \* Flexibility on settlement
- \* Willing to accept offer prior to Auction

Year built: 1975

Living size: 62m2

Strata: \$3,218p.a.

Rates: \$1,095p.a.

Land Tax (investor): \$2,924p.a

Expected Rental return: \$480.00-\$520.00 per week

Affordable living with all the hard work already done. Perfect for downsizers, first home buyers or investors

### Listed By

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### Open for Inspection

By Appointment.