



Amaroo, 7 Leven Street

Beautiful Family Home in Leafy Amaroo

If you are looking for a good size family home. Look no further!

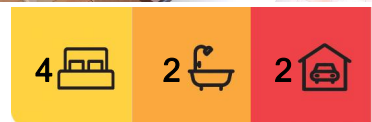
This home has formal and informal living rooms, master bedroom with walk-in robe and ensuite. Good sized bedrooms, reverse cycle air conditioning, ducted gas heating and a double garage with internal access. Well located close to schools, bus stop and the Gungahlin Town Centre.

Features include:

- Three bedroom plus study or fourth bedroom
- Ducted gas heating
- Master with walk-in robe and ensuite
- Formal and informal living areas
- Modern kitchen with dishwasher
- Double remote garage with internal access



Disclaimer: All information contained therein is gathered from relevant third parties sources. We cannot guarantee or give any warranty about the information provided. Interested parties must rely solely on their own enquiries.



For Lease
Please Call

View
ljhooker.com.au/2CTNFKH

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EER ★★★★★

LJ Hooker Canberra City
(02) 6249 7700

- Low maintenance yard

No current EER

This property complies with minimum ceiling insulation standards

Suburb Snapshot

Amaroo is a suburb in the Canberra, Australia district of Gungahlin and was gazetted on 18 October 1991. Amaroo —which means 'a beautiful place' in one of the local Aboriginal dialects. Place names in Amaroo such as Shoalhaven Avenue are named after Australian rivers and lakes.

Although the suburb of Amaroo is newly established, the history of the land upon which the suburb is situated stretches back at least one hundred and fifty years. Amongst the historic remnants from Amaroo's colonial past is Crinigan's stone cottage located in Wanderer Court Amaroo.

John and Maria (née Mansfield) Crinigan lived in a stone cottage at this site from about 1842 until 1863. John was a native of Westmeath, Ireland and at 19 years of age was sentenced to transportation for life for "assaulting habitation". He arrived in the colony of New South Wales in 1836 and was assigned to work for George Thomas Palmer on his property Palmerville (the remains of the homestead are now under the Heritage Park in Belconnen).

They settled here in the stone cottage and in 1849 John was pardoned. The site of this cottage was well selected as it is near a pool of water on Ginninderra Creek.

WISH TO INSPECT?

1. Click on the "BOOK INSPECTION" button (available on our website)
2. Register to join an existing inspection
3. If no time offered, please register so we can contact you once time is arranged
4. If you do not register, we cannot notify you of any time changes, cancellations or further inspection times

DISCLAIMER:

Whilst we take due care in gathering information for properties for lease, we accept no responsibility for any inaccuracies herein. All applicants should rely on their own research and confirm any information first hand.

Disclaimer:

Please note that while all care has been taken regarding general information and marketing information compiled for this rental advertisement, LJ HOOKER CANBERRA CITY does not accept responsibility and disclaim all liabilities in regard to any errors or inaccuracies contained herein. We encourage prospective tenants to rely on their own investigation and in-person inspections to ensure this property meets their individual needs and circumstances.

PETS:

Please be aware that at all stages of tenancy this property requires consent to be sought from the lessor for the keeping of any pets at the premises. Consent must be provided before any pets are at the premises.



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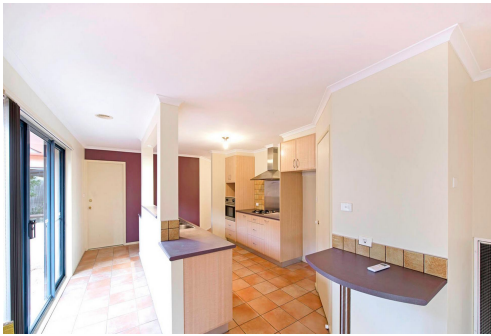
RENTING BOOK:
https://www.justice.act.gov.au/_data/assets/pdf_file/0008/2443472/Renting-Book-May-2024.pdf

More About this Property

Property ID	2CTNFHK
Property Type	House
Including	Ducted Heating Dishwasher Built-in-Robes Remote Garage

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