



Crace, 72 Narden Street

Beautiful Crace Family Home

Discover the perfect blend of comfort and convenience in this rental home located on Narden Street, Crace.

With four spacious bedrooms, including built-in robes, and two modern bathrooms, this house offers ample space for families and those looking to upsize without compromising on quality.

The well-appointed study provides a spot to work or relax, while ducted heating and cooling ensure year-round comfort.

Crace is a vibrant suburb known for its community feel and proximity to essential amenities. Enjoy leisurely weekends at nearby parks or explore local walking trails that showcase the natural beauty of the area. The property's fully fenced yard and outdoor entertaining area are perfect for hosting friends and family. Plus, the convenience of a

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For Lease
Please Call

View
ljhooker.com.au/2CD8FHK

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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.

EER ★★★★★

LJ Hooker Canberra City
(02) 6249 7700

remote garage makes coming home a breeze.

Features include:

- Ducted heating and cooling
- Laundry shoot
- Walk-in pantry
- Built-in wardrobes
- Dishwasher
- Modern bathrooms
- Low maintenance yard
- Enclosed yard
- Double Garage
- Two living areas

No current EER

This property complies with the current minimum ceiling insulation standard.

Suburb Snapshot:

Crace is a suburb of Canberra, Australia in the district of Gungahlin. It was named after Edward Kendall Crace an original settler in the Gungahlin area. Streets in Crace are named after parishes and land divisions from colonial times. It is bounded by the Barton Highway, Gundaroo Drive, Nudurr Drive and Gungahlin Drive. Located in the suburb is the Canberra Nature Park of Gungaharra Grasslands nature reserve. At the 2016 census, it had a population of 4,459.

The suburb is under construction, with more than half of the houses completed as of July 2012. Road construction commenced in July 2008. The construction of 21 display homes was completed in May 2009.

The ACT government has selected developers for the area as Defence Housing Australia and Canberra Investment Corporation. Expectations are that there will be 1200 houses built over the next six years. The developers are expected to make \$60,000,000 but have to share half that with the government. Some very small blocks will be released for low cost housing with 85% released for high cost housing. Eventually the suburb will have 1500 houses on 140 hectares.

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.

RENTING BOOK:



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More About this Property

Property ID	2CD8FHK
Property Type	House
Including	Study Ducted Cooling Ducted Heating Deck Dishwasher Outdoor Entertaining Built-in-Robes Fully Fenced Remote Garage

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