






Leased



12/60 Copland Drive, Evatt

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Modern Comfort, Prime Location-Your Perfect Home Awaits

FOR RENT

Please Call

AGENTS

Rachael Ryan

rachael.ryan@ljhdickson.com.au

AGENCY

LJ Hooker Dickson

(02) 6257 2111

This stunning home features an open plan living and dining area, ideal for modern living and entertaining. The kitchen is well-appointed with a dishwasher and induction stovetop, making daily chores a breeze, and it seamlessly integrates with the spacious living area. Step outside to the large, enclosed courtyard, a private oasis perfect for relaxation or hosting gatherings. Comfort is assured year-round with reverse cycle air conditioning in the living room and one of the upstairs bedrooms. All three bedrooms come with built-in robes, offering ample storage, while the master bedroom boasts its own ensuite for added luxury.

Upstairs, a generously sized balcony connects two of the bedrooms, providing a tranquil space for enjoying your morning coffee or unwinding in the evening. The property also includes a single garage space and an additional dedicated car space, ensuring ample parking. Conveniently located just a short drive from Belconnen Town Centre and Lake Ginninderra, this home offers easy access to shopping, dining, and outdoor activities. Whether you're seeking comfort or convenience, this property delivers both in abundance.

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.

 **LJ Hooker**

Features:

- Open plan living and dining
- Dishwasher
- Induction Stovetop
- Large, enclosed courtyard
- Reverse Cycle Aircon in living room and one of upstairs

bedrooms

- Built in robes in all three bedrooms
- Master bedroom with ensuite
- Single garage space plus dedicated car space
- Short Drive to Belconnen Town Centre
- Short Drive to Lake Ginninderra

Evatt is a charming suburb located in the Belconnen district of Canberra, known for its peaceful residential atmosphere and family-friendly environment. It features a mix of established homes and leafy streets, offering residents a tranquil setting with convenient access to amenities. The suburb is well-served by local schools, parks, and shopping centers, making it an ideal choice for families and professionals alike. With its close proximity to Belconnen Town Centre and Lake Ginninderra, Evatt combines tranquility with easy access to conveniences.

Facts:

Availability: Now

Lease Period: 12 months +

Applications: Applications will be accepted prior to viewing this property.

Parking: 1 garage plus allocated car space

Cooking: Electric oven and induction stovetop

Heating: RC Split system

EER: Unknown

The property does not comply with the minimum ceiling insulation standard.

Disclaimer:

Please note that while all care has been taken regarding general information and marketing information compiled for this rental advertisement, LJ HOOKER DICKSON 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.

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.

EER 

MORE DETAILS

Property ID 1HKKX7F92
Property Type House

Rachael Ryan

Property Investment Manager | rachael.ryan@ljhdickson.com.au

LJ Hooker Dickson (02) 6257 2111

36 Woolley Street, DICKSON ACT 2602
dickson.ljhooker.com.au | info@ljhdickson.com.au



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First Floor



Ground Floor

The floor plan is not to scale; measurements are indicative and in metres. All features included in this 3D plan are for inspiration purposes only. This is not an exact replica of the property or the position of exterior elements. Plans should not be relied on. Interested parties should make and rely on their own enquiries.

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