



36 Crackajack Way, Moncrieff

4  2  2 

## Your dream family home awaits in Moncrieff!

- Formal living at the entrance with tiled flooring and large windows
- Master bedroom with walk-in-wardrobe and luxurious ensuite
- Four generous sized bedrooms with large mirrored built-in-wardrobes
- Study nook
- Open plan family and kitchen with gas cooktop, electric oven, rangehood, dishwasher, soft close drawers, and ample storage
- Large fridge cavity in the kitchen
- Separate laundry and large built in linen cupboard
- Ducted heating & cooling for your year round comfort, highly energy efficient
- Large double automatic garage with internal access and access to the rear

Set in one of Canberra's fastest-growing suburbs, this beautiful single-storey home offers the perfect mix of modern comfort, luxury, and convenience. You'll love the location - just a short walk to local spots, minutes from Gungahlin Town Centre, and an easy drive to Canberra's CBD.

Designed to make the most of natural sunlight and open space, this

### FOR RENT

Please Call

### AGENTS

Baljeet Kaur

[bkaur@ljhgungahlin.com.au](mailto:bkaur@ljhgungahlin.com.au)

### AGENCY

LJ Hooker Gungahlin

(02) 6213 3999

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**

home feels bright, airy, and welcoming from the moment you step inside. With high-quality finishes and thoughtful details throughout, it's a place that truly has it all, perfect for families who want to enjoy style and comfort in a great location.

This property does comply with minimum ceiling insulation standards

EER: Unless an EER is stated, there is no current EER available.

PETS: please be aware that at all stages of tenancy this property requires consent to be sought in writing for the keeping of any pets at the premises. Consent must be provided in writing before any pets are at the premises.

TO ARRANGE AN INSPECTION PLEASE:

1. Click on book inspection button
2. Complete your details
3. Answer pre-qualifying questions
4. Register for a time

NOTE: IF you do not register you will not be notified of cancellations or changes to the inspection. If no-one has registered for the inspection, the inspection will not go ahead. Alternatively call the office on 6213 3999 to book an appointment.

Disclaimer: While all care has been taken in compiling information regarding properties marketed for rent, we accept no responsibility and disclaim all liabilities in regard to any errors or inaccuracies contained herein. All parties should rely on their own investigation to validate information provided.

## MORE DETAILS

Property ID                    35YCGCY  
Property Type                House

### Baljeet Kaur

Property Investment Manager | [bkaur@ljhgungahlin.com.au](mailto:bkaur@ljhgungahlin.com.au)

### LJ Hooker Gungahlin (02) 6213 3999

Suite 2C, Level 1, Gungahlin Village, 46-50 Hibberson Street,  
GUNG AHLIN ACT 2912  
[gungahlin.ljhooker.com.au](mailto:gungahlin.ljhooker.com.au) | [gungahlin@ljhooker.com.au](mailto:gungahlin@ljhooker.com.au)

