



Ngunnawal, 2 Nona Place

Stunning Family Home

This stunning four bedroom residence has been renovated to offer elegance and space for any family looking for a new home. Step inside and discover a thoughtfully designed floor plan featuring open plan living areas filled with natural light. The expansive home features a spacious kitchen with ample storage, a dishwasher, and built-in robes in all bedrooms. The oversized master bedroom boasts a large ensuite, and there is a separate laundry for added convenience. The outdoor entertainment area is perfect for hosting gatherings with family and friends, providing a private and secluded space to enjoy the outdoors. The interiors of the home showcase wide open living spaces with modern luxuries throughout. The freshly renovated kitchen is both beautiful and functional, offering plenty of meal preparation and storage capacity. The home is filled with beautiful features and contemporary inclusions that elevate the standard of living. The outdoor north facing entertainment area is the perfect place to relax and unwind.

Do not miss out on the opportunity to make this stunning residence your new home.



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/2D3SFHK

Contact
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EER ★★★★★

LJ Hooker Canberra City
(02) 6249 7700

Features include:

- Easy to care for garden and lawns
 - Timber flooring in living area
 - High ceilings
 - Ducted heating
 - Evaporative cooling
 - Reverse cycle air conditioner at few portions
 - Separate formal lounge and dining areas
 - Spacious family room and casual dining area, leading to the alfresco and garden
 - Four great bedrooms, main with walk-in wardrobe, others with built-in wardrobes
 - Impressive kitchen with island, stainless steel appliances, dishwasher and stone benchtops
 - Gas stove cooktop
 - Ensuite and main bathroom both have double vanities
 - Spa bath
 - Linen cupboard
 - Ducted vacuum
 - Large double garage with remote and internal access
 - Close to local schools and shops
- No current EER

The property complies with minimum ceiling insulation standard.

Suburb Snapshot

Ngunnawal is a suburb in the district of Gungahlin in Canberra, Australia. The suburb is named in tribute to the Ngunnawal people, the original inhabitants of the area. The suburb was gazetted on 24 April 1992. Ngunnawal is adjacent to the suburbs of Nicholls, Casey and Amaroo and Taylor. It is bounded by Gungahlin Drive, Horse Park Drive, Gundaroo Drive and Mirrabai Drive. Ginninderra Creek is situated near Ngunnawal's eastern boundary. The suburb is located approximately 4 km from the Gungahlin Town Centre and about 13 km from the centre of Canberra.

Ngunnawal's place names like the name of the suburb itself is a celebration of the national and local Aboriginal heritage. Wanganeen Ave is named after Ken Wanganeen a prominent Aboriginal Affairs activist. Jabanungga Avenue, one of the suburb's connector roads, bears the name of Bobby Jabanungga, a local Aboriginal dancer and musician. The language of the Ngunnawal people is celebrated through the naming of some of Ngunnawal's streets such as Yerra Court (yerra means swim), Bural Court (bural means day), Mundawari Circuit (mundawari means bandicoot) and Bargang Crescent (bargang means yellow box gum).

A hilltop reserve, the most prominent natural feature in the suburb commands views of the Gungahlin Town Centre to the east and the historic Gold Creek Homestead to the west. Gold Creek Homestead was at one time at the centre of 'Gold Creek' a sprawling 1,594 hectare (3,940 acre) rural property, the largest in the Ginninderra district. Portions of the former property are or will be also occupied by parts of the suburbs of Nicholls, Harcourt Hill, Moncrieff, Casey, Kinlyside, Jacka and Taylor.

The historic 'Tea Gardens' Homestead settled by Anthony Rolfe in 1857 is also located in



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Ngunnawal. The thoroughfare Anthony Rolfe Drive near to the Gungahlin Town Centre is named in his honour.

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:

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

More About this Property

Property ID	2D3SFHK
Property Type	House
Including	Dishwasher Built-in-Robes Remote Garage

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