



19/170 Totterdell Street, Belconnen

Single Level Sanctuary

Nestled in the community of 170 Totterdell Street in the growing suburb of Belconnen, this beautifully maintained two-bedroom townhouse offers a comfortable and convenient lifestyle just moments from Belconnen Town Centre.

Picture this you are relaxing in this beautiful home that features a spacious single-level layout with a well thought out living area that provides plenty of natural and a real sense of space. The positioning of the kitchen allows for seamless interaction between you and your guests so you can still be part of all the action.

The home is complemented by two well laid out bedrooms each with their own split system air conditioner, a separate bathroom with both a shower and a bathtub, a separate toilet and a laundry with external access to the rear courtyard for added practicality.

Enjoy seamless indoor-outdoor living with a private rear courtyard, perfect for entertaining or quiet relaxation and surrounded by easy care plants and high walls throughout for that added privacy. The property also boasts an oversized single garage, providing secure parking and additional storage space.

Being in Belconnen you are spoilt for choice with popular shops,

2 1 2

FOR SALE
Auction

AGENTS

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AGENCY

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We cannot guarantee or give any warranty about the information provided.
Interested parties must rely solely on their own enquiries.

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cafes, parks and playgrounds all on your doorstep and just waiting for you to explore and enjoy.

Key Features:

- Single-level design, ideal for all ages
- Brand new hybrid timber flooring in all living spaces
- 2 well-appointed bedrooms both with built-in wardrobes
- Split system air conditioners in both bedrooms and living area
- Bathroom with both shower and bathtub
- Separate toilet and laundry
- Oversized single garage with internal access
- Rear courtyard with easy care plants
- Located a short stroll from Lake Ginninderra and the popular cafe Stella's by The Lake
- Public transport amenities on your doorstep

Whether you're downsizing, investing, or entering the market, this private and low maintenance home ticks all the right boxes.

Don't miss this rare opportunity in Belconnen - inspect today!

Total size: 111 sqm
Living size: 92sqm
Garage Size: 25 sqm
Land Size: 192 sqm
EER: 3.5
Rates: \$2,927.19 p.a.
Body Corp Fees: \$3,070.00 p.a.
Land Tax: \$3,986.08 p.a. (investors only)

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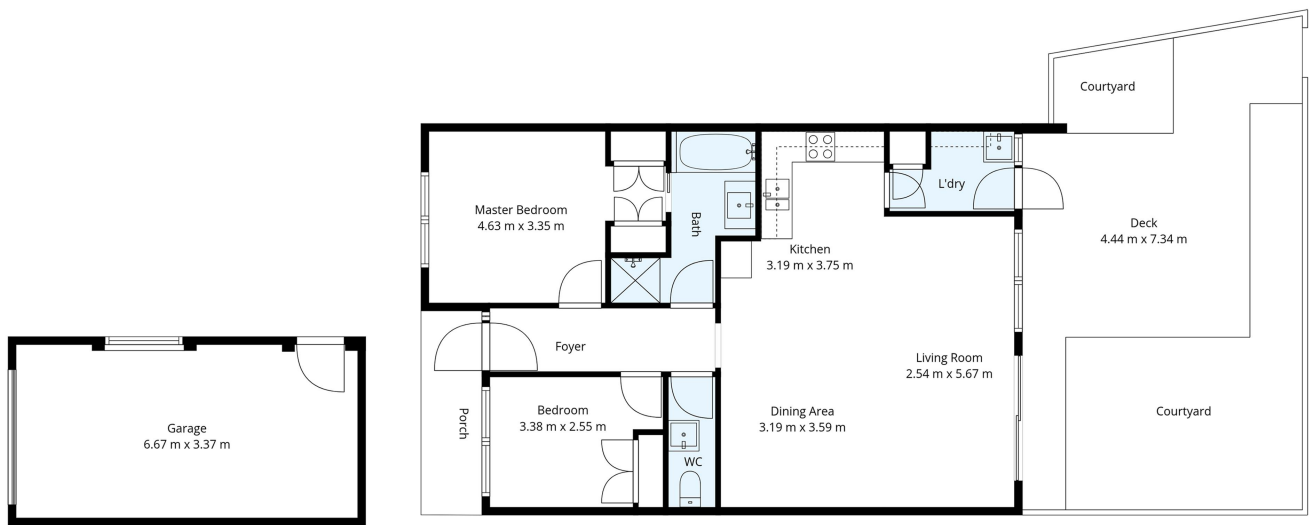
MORE DETAILS

Property ID	HP0QPF8H
Property Type	Townhouse
House Size	111 m2
Land Area	192 m2
EER	3.5
Including	Air Conditioning Courtyard Built-in-Robes Secure Parking

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