

## Campbell, 2/134 Blamey Crescent

Tucked Away, Light Filled Freestanding Townhouse

Auction Location: On site

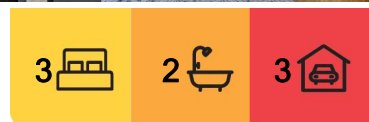
Tucked away in a peaceful corner of Campbell, 2/134 Blamey Crescent is a freestanding townhouse that offers light-filled interiors, a thoughtfully designed layout, and a tranquil setting, all in one of Canberra's most sought-after suburbs.

This charming home boasts three well-proportioned bedrooms, two bathrooms, and a spacious double garage with room for additional storage, as well as an external car space. High ceilings and expansive double glazed windows create a bright and airy atmosphere throughout, with the living and dining areas perfectly positioned to enjoy the serene outlook.

The versatile layout includes multiple living zones, with a large open plan living and dining room, a separate lounge, and a family/library area offering flexibility for work, relaxation, or



**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 Sale**

Auction: Saturday 14th December, on site 11am

**View**

[ljhooker.com.au/1TUEFMF](http://ljhooker.com.au/1TUEFMF)

**Contact**

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**EER** ★★★★★★

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entertainment. The kitchen is both stylish and functional, featuring a Smeg gas cooktop, Blanco rangehood, and Smeg dishwasher, as well as ample bench and storage space.

The main bedroom is privately positioned and includes a walk-in robe and ensuite, while the two additional bedrooms with built-in robes are thoughtfully located near the family room and main bathroom. A separate toilet and bath add to the convenience for families or guests.

Outdoor living is just as inviting, with a covered entertaining area flowing seamlessly from the dining room, ideal for year-round gatherings.

Nestled in a location that puts the best of Canberra at your doorstep, you'll enjoy easy access to Campbell's local shops, Lake Burley Griffin, Mount Ainslie, and top Canberra schools, with the city centre and airport only moments away.

**Features:**

- \*Freestanding townhouse in a quiet and tranquil location
- \*Three bedrooms, all with built-in robes; main with walk-in robe and ensuite
- \*Multiple living areas, including open plan living/dining, lounge, and family/library
- \*High ceilings and large double glazed windows throughout for abundant natural light
- \*Kitchen with Smeg gas cooktop, Blanco rangehood, and Smeg dishwasher
- \*Main bathroom with separate toilet and bath for added convenience
- \*Covered entertaining area, perfect for year-round gatherings
- \*Spacious double garage with additional car space
- \*Family-friendly layout with excellent separation of living and sleeping areas
- \*Versatile design
- \*Prime location near Campbell shops, Lake Burley Griffin, Mount Ainslie, and top schools.

EER: 5.5

Living Size: 161 sqm approx.

Garage Size: 47 sqm approx.

Total: 208 sqm approx.

**Disclaimer:**

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



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## More About this Property

Property ID	1TUEFMF
Property Type	Townhouse
EER	5.5
Including	Air Conditioning Dishwasher Outdoor Entertaining Floorboards Built-in-Robes Fully Fenced Remote Garage Grey Water System

**Dikshant Dhungel 0451 404 198**

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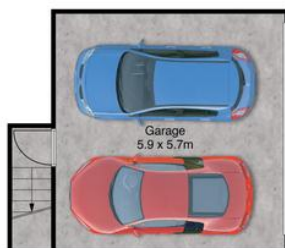


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GROUND FLOOR



LOWER GROUND FLOOR



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Indicative only. Dimensions are approximate. All information contained herein is gathered from sources we believe to be reliable. However, we cannot guarantee its accuracy and interested persons should rely on their own enquiries.