



23 David Miller Crescent, Casey

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Modern Comfort and Effortless Living in the Heart of Casey

FOR SALE
\$770,000+

AGENTS

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AGENCY

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Free-standing, single-level, and moments from Casey Market Town

Perfectly positioned in one of Casey's most sought-after pockets, this beautifully presented three-bedroom, two-bathroom home offers an effortless lifestyle of comfort and convenience. Set on a low-maintenance 234sqm block with individual title - meaning no strata fees - it's the ideal choice for downsizers, young families, or investors alike.

The home's practical single-level layout features open-plan living and dining that flow seamlessly onto a sunny, north-facing outdoor entertaining area. The modern kitchen is well-appointed with quality appliances and generous bench space, making it both stylish and functional.

The master bedroom includes a walk-in robe and ensuite, while the remaining two bedrooms each feature built-in robes. Comfort is assured year-round with reverse cycle split system heating and cooling and the secure, gated entry with screen door provides added peace of mind.

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.



Enjoy all the benefits of a superb Casey location - just a short stroll to Casey Market Town, offering cafes, restaurants, groceries, and lifestyle amenities. With Gungahlin, Belconnen and Civic within easy reach, this home perfectly balances suburban tranquillity and city convenience.

Features:

- Individually titled (no strata fees)
- Modern single-level design with open-plan living and dining
- Well-equipped kitchen with quality appliances
- Master bedroom with walk-in robe and ensuite
- " Bedrooms 2 and 3 include built-in robes
- " North-facing rear courtyard —ideal for outdoor entertaining
- Rear lane access to double lock-up garage
- European laundry and low-maintenance gardens
- Powerful split system for heating and cooling
- Ample off-street parking for guests

At a glance:

- Block size: 234sqm (approx.)
- Living area: 102sqm (approx.)
- Built: 2011
- Rates: \$650 p/q (approx.)
- Land tax (if rented): \$925 p/q (approx.)
- EER: 6 STARS

Just moments from the buzz of Casey Market Town, local parks, walking trails and quality schools, this home combines low-maintenance living with modern comfort - making it one of the suburb's best lifestyle opportunities.

MORE DETAILS

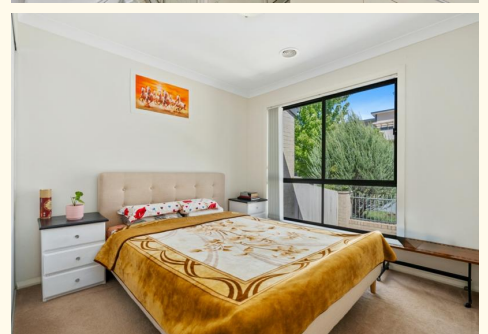
Property ID	2E6AFHK
Property Type	House
EER	6

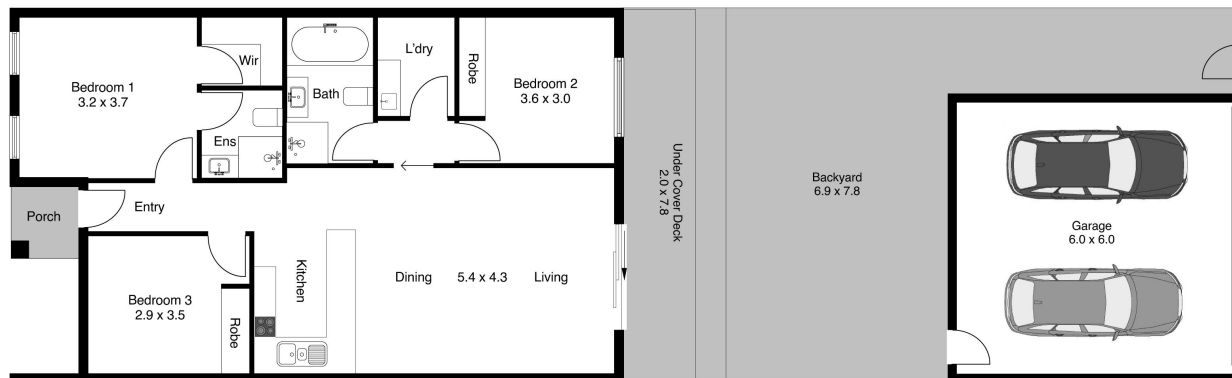
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The floor plan is not to scale; measurements are indicative and in metres. Exterior elements are not in position. Plans should not be relied on. Interested parties should make and rely on their own enquiries.

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