



12 Macandie Street, Casey

Space, Style and Simplicity in One Beautiful Home

Positioned within one of Casey's most established and sought-after pockets, this contemporary two-storey townhouse offers the ideal balance of convenience, comfort and low-maintenance living. Set within a quiet complex and just a short walk to local shops, parks, schools and public transport, it presents an outstanding opportunity for first-home buyers, professionals, downsizers and investors seeking a lifestyle of ease.

Behind its secure front entry, the home opens to a spacious, light-filled interior designed to maximise both functionality and comfort. The generous open-plan living and dining area forms the heart of the home, while neutral finishes and tiled flooring create a timeless canvas ready to enjoy or personalise. Reverse cycle air conditioning, ducted gas heating and thoughtful under-stair storage enhance everyday practicality, while a downstairs powder room adds further convenience for guests.

The well-appointed kitchen has been designed to remain connected to the living and dining spaces, making entertaining and daily living effortless. Featuring a gas cooktop, oven, generous bench space and excellent storage, it offers everything needed for busy households

3 2 2

FOR SALE
\$799,000+

VIEW
Sat 25th Jul @ 10:45AM - 11:15AM

AGENTS
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AGENCY
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Interested parties must rely solely on their own enquiries.

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while allowing natural light to flow freely throughout the home.

Upstairs, the thoughtful floorplan provides a peaceful separation between the living and sleeping zones. The well-proportioned bedrooms are filled with natural light, including a spacious main bedroom complete with a large ensuite. A dedicated study nook creates the perfect work-from-home space or quiet area for study, adding flexibility to suit modern lifestyles.

Sliding doors extend the living space outdoors to an entertaining area and private, secure courtyard. Designed to be low maintenance without compromising on enjoyment, the outdoor space is ideal for entertaining, relaxing with a morning coffee or unwinding at the end of the day. Established greenery enhances privacy and creates a welcoming first impression, while a security camera provides additional peace of mind.

Combining generous proportions, practical design and an exceptional location, this beautifully presented townhouse delivers an effortless lifestyle in one of Casey's most convenient and desirable neighbourhoods.

At A GLANCE

- Contemporary two-storey townhouse
- Double glazing throughout
- Spacious open-plan living and dining area
- Functional kitchen with generous storage and bench space
- Gas cooktop and oven
- Well-proportioned bedrooms with natural light
- Large main ensuite
- Study nook upstairs
- Reverse cycle air conditioning
- Ducted gas heating
- Alfresco area
- Private, low-maintenance, secure courtyard
- Neutral interiors ready to personalise
- Powder room downstairs
- Under stair storage
- Secure front entry
- Security camera
- Close to parks, schools, shops and public transport
- Walking distance to shops
- Ideal for first-home buyers, professionals, downsizers and investors.
- Quiet complex and area of Casey

THE NUMBERS

Total living: 145 m² approx.

EER: 5.5

Built: 2013

Rental appraisal: \$680 - \$720 per week

Rates: \$647.00 pq (approx).



MORE DETAILS

Property ID	3733GCY
Property Type	Townhouse
House Size	145 m2
EER	5.5
Including	Study
	Ducted Cooling
	Ducted Heating

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Upper Floor



Ground Floor

The floor plan is not to scale; measurements are indicative and in metres. All features included in this 3D plan are for inspiration purposes only. This is not an exact replica of the property or the position of exterior elements. Plans should not be relied on. Interested parties should make and rely on their own enquiries.

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