



41/15 Andersch Street, Casey

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Must be Sold! Make an Offer!

A stunning townhouse on the end of the row with private courtyard and easy access to well tended common areas. 41/15 is a unique opportunity, ideal for investment (rent expectation: \$480-\$510pw). Perfect residence for a professional couple or single.

The sun-flooded private courtyard is a wonderful, safe and fully fenced retreat and the North facing living area is spacious and functional. The unit is all electric and the floor plan offers a separation between private and living areas via a generous sized bathroom. Hot water is electricity powered. The laundry is a well-designed European style and climate control is beautifully achieved by reverse cycle air conditioning.

The space under the townhouse has been renovated to provide a large studio with light and power and a multitude of possible uses.

Close to shops, restaurants and schools. It is within walking distance of public transport access, local shops, medical centre, early learning centre and only a 5 minute drive to Casey Market Town and all that it has to offer, including Aldi, Supabarn, Anytime Fitness and Casey Jones Gastropub and other shops, restaurants and cafes. Gungahlin town centre is 10 minute drive and Belconnen town centre is less than 20 minutes drive.

FOR SALE

Offers over \$430,000

AGENTS

Naish Stormon
0488 164 426
naish.stormon@ljhooker.com.au

Virginia Stoker
0434 610 698
virginia.stoker@ljhooker.com.au

AGENCY

LJ Hooker Gungahlin
(02) 6213 3999

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.

LJ Hooker

Must be seen to be appreciated.
Internet access is via FTTP

- Block: 6; Section: 63
- Living: 60m²
- Carport: 22m²
- Studio: 21m²
- Rates: \$1,853
- Land Tax: \$2,399.17
- Body Corporate Fee: \$508pp
- Built 2013

Do not miss this!! Call me now to arrange an inspection or be at the next Open Home.

Naish Stormon, L J Hooker, 0488 164 426

MORE DETAILS

Property ID	35HYGCV
Property Type	Townhouse
House Size	91 m ²
Land Area	124 m ²
EER	6
Including	Air Conditioning Electric Cooking Electric Hot Water

Naish Stormon 0488 164 426

Licensed Agent ACT and NSW | naish.stormon@ljhooker.com.au

Virginia Stoker 0434 610 698

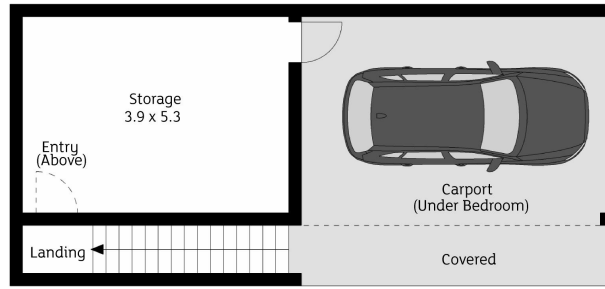
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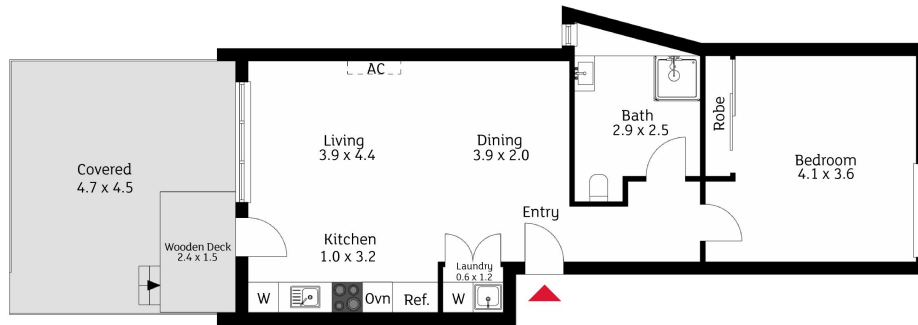
Suite 2C, Level 1, Gungahlin Village, 46-50 Hibberson Street,
GUNG AHLIN ACT 2912

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First Floor



Ground Floor

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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