



LJ Hooker



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Chisholm, 5 Wedgwood Close

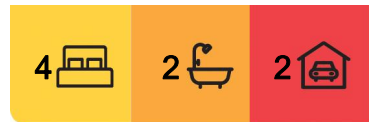
A Family Oasis

Set on just over 1000 square meters. This north facing family home offers a haven for families, where the connection between the indoors and out is felt in every room.

The master bedroom is segregated to one end of the home, taking advantage of the north aspect, it offers an ensuite and walk in robe. While three other bedrooms are to the rear, and all have built in robes.

The kitchen and meals area are the hub of the home, flooded with natural light and featuring cathedral ceilings and direct access to the backyard. The renovated kitchen has plenty of storage, stone benchtops and modern appliances while the meals area also has cleverly designed built in storage, ideal for family living.

The flow to the lounge and dining is an easy one. Also featuring cathedral ceiling is has dual access to the outdoors and like most of the house take full advantage of the north



Auction

Sat 15th Feb @ 9:00AM

View

Sat 1st Feb @ 3:45PM - 4:15PM

Contact

George Vlandis

0437 398 774

gvlandis@ljhbelconnen.com.au

EER



LJ Hooker Belconnen
(02) 6251 1477



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.

aspect.

With a covered entertaining and barbeque area, the backyard extends beyond offering plenty of room and lawn for the kids and pets to enjoy. Established trees and garden beds highlight the feeling of your own oasis.

This home offers exceptional sustainability with a 13.5kW solar panel system and a 10kW SolarEdge inverter, meaning you can literally run your EV car on free energy using the charger in the garage.

For the current owners, selling this home is their highest priority. Be sure to secure your own oasis. Don't be the one who missed out.

- * North facing family home
 - * Master bedroom with ensuite and walk in robe
 - * Three bedrooms with built in robes
 - * Separate living and dining
 - * Renovated kitchen with stone benchtops
 - * Modern stainless steel appliances
 - * Built in storage and bench space
 - * Ducted heating
 - * Two split system A/C units
 - * Outdoor entertaining and BBQ area
 - * Large family friendly gardens
 - * Hen house and garden shed
 - * Double garage
 - * 13.5kwh solar panels
 - * 10kwh Solar edge inverter charging system in the garage
 - * 15Amp power point in the garage
 - * RZ2 Zoned block
 - * Walking distance to schools, playgrounds, shops
-
- * Build: 1985
 - * Block Size: 1,009sqm
 - * Living Size: 139 sqm
 - * Garage Size: 40 sqm
 - * EER: 5.0
 - * Rates: \$2,956 p.a.
 - * Land Tax: \$4,921 p.a.
 - * UV: \$520,000

Disclaimer:

All information contained herein is gathered from external sources we consider to be reliable. However, we cannot guarantee or give any warranty about the information provided. Interested parties must solely rely on their own enquiries and satisfy themselves in all respects.



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More About this Property

Property ID	HP00YF8H
Property Type	House
House Size	139 m ²
Land Area	1009 m ²
EER	5

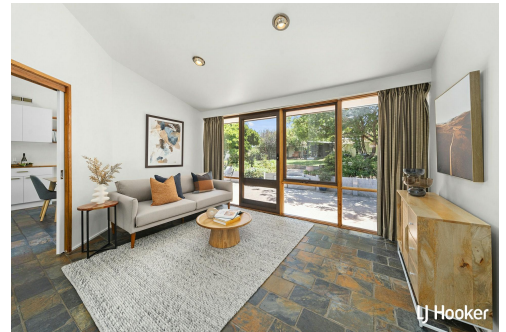
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Sales Agent | gvlandis@ljhbelconnen.com.au

LJ Hooker Belconnen (02) 6251 1477

Shop 9, 21 Benjamin Way, BELCONNEN ACT 2617

belconnen.ljhooker.com.au | belconnen@ljhbelconnen.com.au



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Disclaimer: Plans are indicative only and should be checked by the prospective purchaser. Plans shown are for presentation purposes and are not part of any legal document. All measurements and figures are approximate. The information herein is gathered from sources we believe to be reliable.

