



31 Branson Street, Dunlop

Your Buying Decision Made Easy

Refreshed and ready to move in, this spacious family home offers comfort, convenience and lifestyle all in a sought-after location. Stepping inside the lounge with cathedral ceiling and large windows take in views of the front garden and the Brindabellas offering the ideal place to relax in peace.

The large open plan living offers plenty of space for the family to hangout while the kitchen is completely equipped with appliances, large cupboards and plenty work bench space.




Stepping out to the back deck and pergola you'll really appreciate to aspect and position of the home. Showcasing uninterrupted views this is the perfect place for summer entertaining.

All bedrooms are generously sized with the master featuring an ensuite and walk in robe. The double garage with internal access and a double carport will service a growing family well.

Surrounded by parks, reserve and only moments away from the ponds you'll enjoy exploring it all from the Bicentennial trail

- Painted throughout and new carpet

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.

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FOR SALE
Auction

AGENTS

George Vlandis
0437 398 774
gvlandis@ljhbelconnen.com.au

Anushka Poudel
0405 220 461
apoudel@ljhbelconnen.com.au

AGENCY

LJ Hooker Belconnen
(02) 6251 1477

 **LJ Hooker**

- bedroom family home
- Two large living areas
- Master bedrooms with walk in robe and ensuite
- Ducted heating
- 4 reverse cycle conditioners
- Elevated deck and pergola with views
- 18 solar panels
- Double garage with internal access
- Double carport
- Garden shed
- Side access to yard
- Fraser primary school zone
- Walking distance to the Bicentennial trail, parks, the ponds and reserve

- Year Built: 2004
- Land Size: 556sqm
- Property Size: 194sqm | Living: 157sqm | Garage: 37sqm
- Carport: 25sqm
- EER: 3.5
- Rates: \$2,723 p.a.
- Land Tax: \$4,652 p.a. (investors only)
- UV: \$472,000

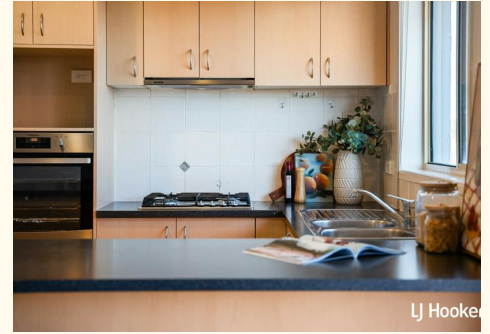
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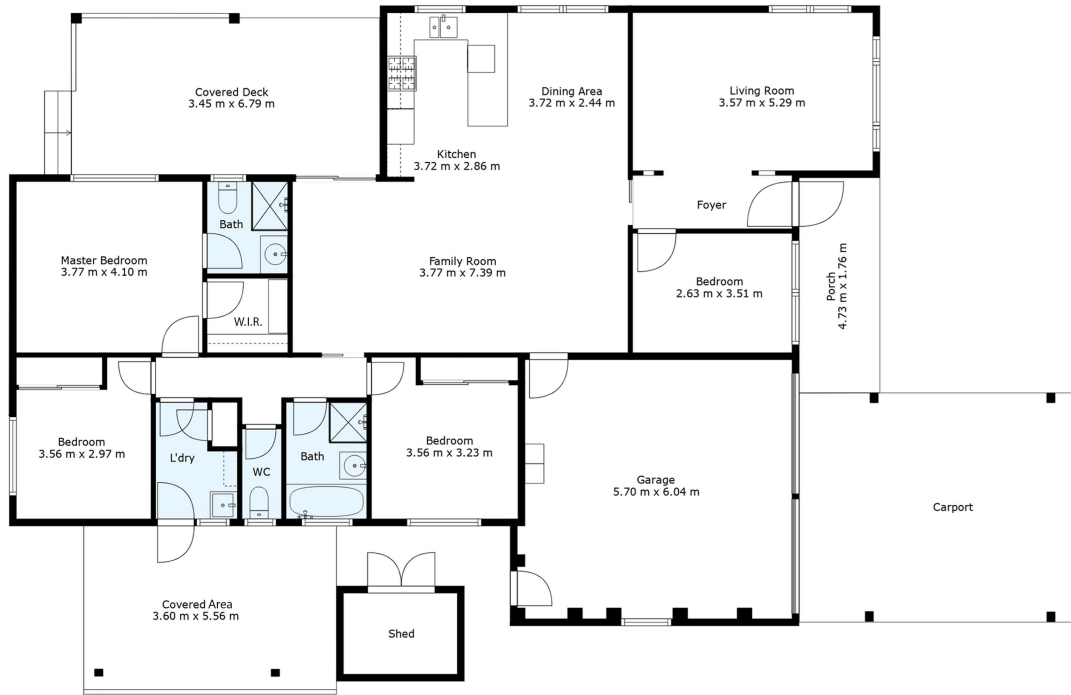
MORE DETAILS

Property ID	HP0JQF8H
Property Type	House
House Size	194 m2
Land Area	555 m2
EER	3.5

George Vlandis 0437 398 774
 Sales Agent | gvlendis@ljhbelconnen.com.au
Anushka Poudel 0405 220 461
 Sales Associate | apoudel@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.