



Evatt, 1 Waugh Close

VENDOR SAYS SELL - Family Home with Space, Style & Views!

Vendor ready to meet the market!

This standout 4-bedroom split-level home in the heart of Waugh Close is packed with features and absolutely priced to move. Act fast - properties like this are snapped up in days!

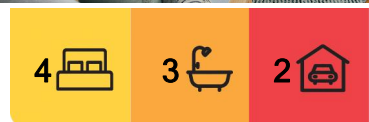
The bright formal lounge flows into a separate dining room, ready for your next dinner party or family gathering.

The kitchen is a winner - plenty of storage, bench space galore, and a handy meals area to keep the morning rush running smoothly.

The master suite is a showstopper. Wake up to stunning views of Belconnen Town Centre



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.



For Sale
Please Call

View
ljhooker.com.au/HP09CF8H

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and Black Mountain Tower. With its own private ensuite, it's the perfect escape at the end of the day.

A second bedroom next door offers the same views - ideal for younger kids, guests, or a home office.

Down the hall: a full bathroom with a spa bath, a separate toilet, and a laundry with direct access to the backyard - practical, family-focused living at its best.

But wait there's more downstairs.

Step into a massive second living area with dramatic timber A-frame ceilings, swirl-patterned tiles, and your very own home bar. This is the ultimate space to entertain, relax, or let the kids go wild.

Also, downstairs are two more generously sized bedrooms (both with built-in robes), another bathroom, and loads of natural light. It's the perfect layout for teens, extended family, or guests - with full separation and privacy.

You'll be comfortable all year with ducted gas heating and evaporative cooling throughout. Bonus under-house storage solves all your space problems.

Outside, the big backyard with a sprawling deck is ready for BBQs, birthday parties, or simply letting the kids and pets roam free.

Features:

- * Huge second living area with timber A-frame ceilings
- * 4 Spacious Bedrooms all with built in robes
- * Large master suite with ensuite, built in robe and treetop views
- * Ideally located kitchen/meals area.
- * Separate laundry with external access to backyard
- * Ducted Evaporative Cooling for summer comfort
- * Ducted Gas Heating for winter warmth
- * Additional under house storage
- * Short distance from St Monica's Primary School and Miles Franklin Primary School
- * Short drive to Belconnen Town Centre.

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More About this Property

Property ID	HP09CF8H
Property Type	House
House Size	193 m2
Land Area	798 m2
Including	Ducted Heating Evaporative Cooling Deck Dishwasher Outdoor Entertaining Built-in-Robes Secure Parking Fully Fenced

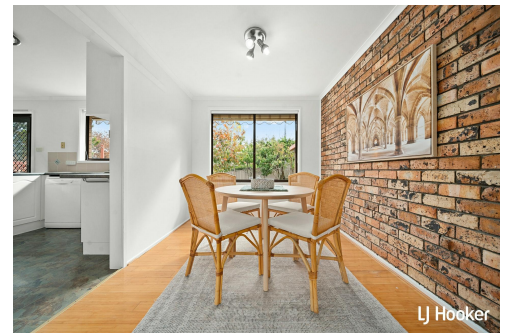
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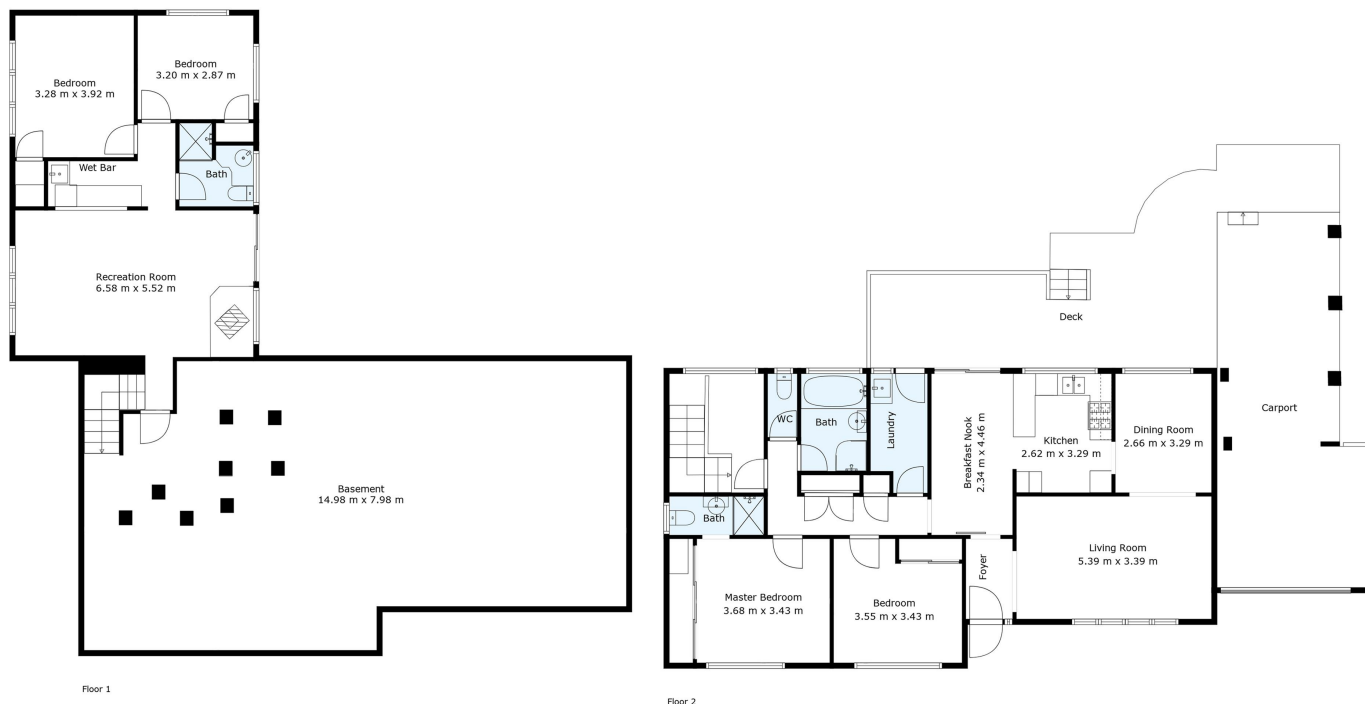
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Floor 1

Floor 2

1 Waugh Close, Evatt



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.