



Florey, 2 Wadham Place

Fabulous Florey!

Representing a fantastic opportunity to step into Fabulous Florey, an area that is tightly held and a house that has loads of character, charm, and so much potential!

Boasting copious amounts of space both inside and out with two large living areas, a wonderful block of land of 1127m², an enclosed, private backyard and a segregated super-sized double garage this home is now vacant and ready to occupy.

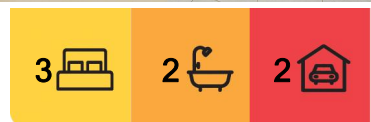
Certainly, liveable as is, the opportunity is also there for a new family to update, extend and bring the home back to its original glory.

On offer:

*A corner block allows for a quiet, very private backyard with plenty of access to the side and front



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
Auction

View
ljhooker.com.au/HNZF3F8H

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EER ★★☆☆☆☆

LJ Hooker Belconnen
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*There is a fabulous segregated large double garage with access from Ennor Crescent, being a corner block

*Stepping into an inviting entrance, the split-level home encompasses two extra-large separate living areas which look out to the front garden areas

*The light and bright kitchen has plenty of bench and cupboard space

* Three good sized bedrooms all have built in robes, the main with an ensuite

*There is so much space to the backyard! A blank canvas to create something truly special!

*A split system is in place for heating and cooling

*There is a separate WC and a large laundry

*Close to public transport with direct buses to Belconnen and the city

This location is second to none being only a short drive to Westfield Belconnen and an easy stroll to Lake Ginninderra. Walking distance to the local shops and Florey Primary makes this the Perfect home for families or investors.

Value in the future will be on land size and location, this property has both.

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More About this Property

Property ID	HNZF3F8H
Property Type	House
House Size	147 m ²
Land Area	1127 m ²
EER	2
Including	Air Conditioning Built-in-Robes Fully Fenced

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