



Jerrabomberra, 2 Hanna Place

Two Homes on One Title

LJ Hooker Queanbeyan | Jerrabomberra | Googong is excited to present for sale 2 Hanna Place.

Introducing a rare and exciting opportunity in the sought-after suburb of Jerrabomberra! Situated on a beautifully manicured corner block, this unique property boasts two stand-alone dwellings on one title, offering endless possibilities for extended families, astute investors, or self-managed super funds.

2 Hanna Place

This delightful home features:

Two well-sized bedrooms: Both with built-in robes and new carpet flooring.

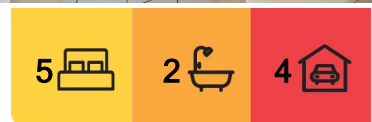
Spacious living areas: A large living room off the entry, leading to a tiled dining area.

Open kitchen: Equipped with a gas cooktop and ample bench space.

Family bathroom: Includes a full-sized bathtub, separate hand basin, and toilet area.



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
\$1,153,500

View
ljhooker.com.au/C5FHXS

Contact
Jonathon Stumbles
0418 162 701
jon.stumbles@ljhooker.com.au
Peter Stumbles
0418 630 002
peter.stumbles@ljhooker.com.au

LJ Hooker Queanbeyan |
Jerrabomberra | Googong
02 6297 3333

Outdoor spaces: A well-presented, low-maintenance yard with a side courtyard.

Double lock-up garage: With internal access to the home.

Comfort features: Gas wall heater and ducted evaporative cooling for year-round comfort.

Additional updates: Brand new window treatments and freshly painted walls throughout, new carpets to both bedrooms.

18 Esmond Avenue

This charming dwelling offers:

Three bright bedrooms: All fitted with built-in robes and Northern aspects for natural light.

Generous living spaces: A spacious lounge area and a light-filled, tiled dining area.

Functional kitchen: Overlooking the dining area, with a gas cooktop and plenty of cupboard space.

Family bathroom: Featuring a full-sized bathtub, separate toilet, and hand basin area.

Well-appointed laundry: With access to the backyard.

Double lock-up garage: With internal access, ensuring secure parking.

Comfort features: Gas wall heater and ducted evaporative cooling for all-season comfort.

Private outdoor area: Separate from the other house, providing a serene green space for relaxation.

Endless Possibilities:

Whether you choose to live in one home and rent out the other, create a family compound, or explore other creative uses, this property offers unmatched versatility and potential.

Located in the vibrant community of Jerrabomberra, you'll enjoy convenient access to local amenities, schools, and parks.

Call our office for more information and to book an inspection.

More About this Property

Property ID	C5FHXS
Property Type	House
Land Area	968 m ²
Including	Evaporative Cooling Built-in-Robes Window Treatments

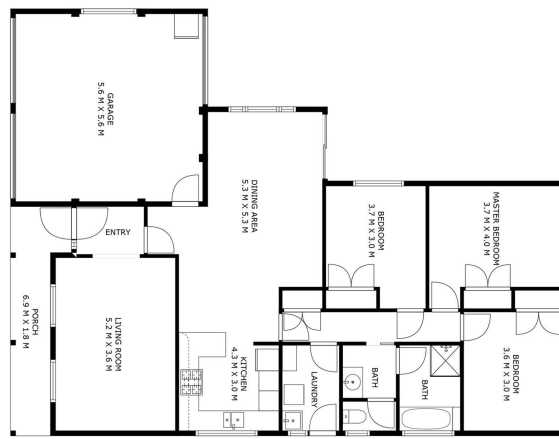
Jonathon Stumbles 0418 162 701
 Sales Manager | jon.stumbles@ljhooker.com.au
Peter Stumbles 0418 630 002
 Principal | peter.stumbles@ljhooker.com.au

LJ Hooker Queanbeyan | Jerrabomberra | Googong 02 6297 3333
 20 Monaro Street, QUEANBEYAN NSW 2620
 queanbeyan.ljhooker.com.au | qbn@ljhooker.com.au

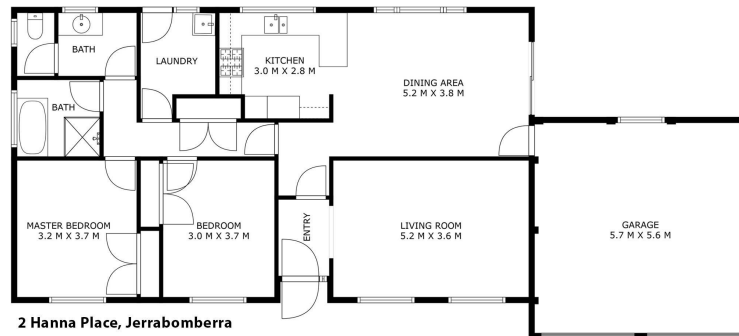


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18 Esmond Ave, Jerrabomberra



2 Hanna Place, Jerrabomberra

2 Hanna Place & 18 Esmond Ave, Jerrabomberra

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.



aperture
media house