



20 Pasmore Close, Kaleen

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## Architectural Brilliance in the Heart of Kaleen

Welcome to 20 Pasmore Close - a strikingly architecturally designed home that dares to be different. Sure to be captivated by its unique layout, soaring ceilings, and the effortless flow of its open-plan living spaces, this is a property like no other. Certainly, it's more than just a home - it's a rare offering of space, design, and lifestyle.

At the heart of the home lies a stunning central open fireplace, bringing warmth and atmosphere to the living and dining zones - perfect for Canberra winters. Designed to maximise natural light, through its northerly aspect, expansive floor-to-ceiling windows flood the home with sunshine all year round, creating a sense of space and comfort that's hard to match.

Offering four spacious bedrooms, three bathrooms, and an expansive rumpus/multipurpose room, this home delivers versatility and unmatched flexibility for growing families, entertainers, or those looking for space to work or create.

Outdoors, the massive 1,345m<sup>2</sup> block gives you endless possibilities - space for kids to play, and a garden landscape that is just screaming

**FOR SALE**  
Auction

### AGENTS

Tim Russell  
0416 087 834  
tim.russell@ljhooker.com.au

Jackson White-Brettell  
0421 479 376  
Jackson.white-brettell@ljhkaleen.com.au

### AGENCY

LJ Hooker Kaleen  
(02) 6241 1922

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.

LJ Hooker

with magnificent potential.

This home has incredible bones and a standout design that still turns heads - it's just waiting for someone to give it a fresh touch and bring it back to its former glory. With a bit of vision and creativity, you've got the perfect canvas to revive and personalise a truly special property. The potential here is huge, and the rewards will be just as impressive.

20 Pasmore Close is a bold, beautiful home on a block that's almost impossible to find. Don't miss your chance to make it yours.

Looking to call Kaleen home? Please speak with Tim Russell at 0416 087 834 or Jackson White Brettell at 0421 479 376 for further information or a private inspection.

#### Features:

Large 1345m2 Block  
Close Proximity to local schools and shops  
Backing onto reserve land  
Multiple separate living spaces  
4 well appointed bedrooms  
Plentiful north facing windows  
Double lock up garage  
Quiet street location  
202m2 of living

Rates: \$3,976 pa approx  
Land Tax: \$6,295 pa approx  
EER: 0.0

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## MORE DETAILS

Property ID	2GTZF9Q
Property Type	House
House Size	201 m2
Land Area	1345 m2

### Tim Russell 0416 087 834

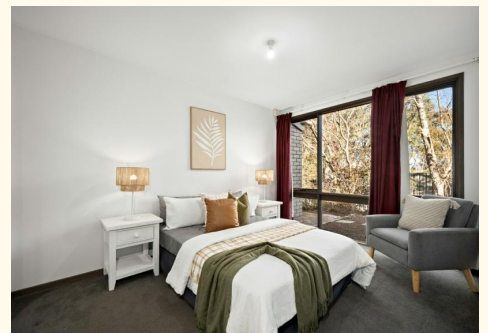
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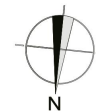
### Jackson White-Brettell 0421 479 376

Executive Assistant to Tim Russell | [Jackson.white-brettell@ljhkaleen.com.au](mailto:Jackson.white-brettell@ljhkaleen.com.au)

### LJ Hooker Kaleen (02) 6241 1922

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The floor plan is not to scale; measurements are indicative and in metres. All features included in this 3D plan are for inspiration purposes only. This is not an exact replica of the property or the position of exterior elements. Plans should not be relied on. Interested parties should make and rely on their own enquiries.

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