








7/8 Berrigan Crescent, O'Connor

# Modern North-Facing Living in Exclusive Juno

Auction Location: Onsite - 7/8 Berrigan Cr, O'Connor

Step into contemporary comfort with this near-new townhouse, completed in 2023 and ideally positioned within the peaceful and exclusive Juno complex. Combining style with everyday convenience, the home is just a short stroll from the light rail, as well as the vibrant Lyneham and O'Connor shops, placing cafés, dining, and daily essentials within easy reach. A desirable north-facing aspect fills the interiors with natural light while maintaining excellent thermal efficiency.

Designed by award-winning DNA Architects, Juno has been carefully crafted to maximise space and functionality throughout. The architecture embraces open-plan living with a seamless connection between indoor and outdoor areas, creating a sense of flow and ease. Blending modern, energy-efficient features with the established charm of O'Connor, this residence offers a refined yet welcoming lifestyle, further enhanced by an impressive EER of 6.0 for year-round comfort. Surrounded by green open spaces, the home is also moments from local parks, scenic bike paths, and the tranquil Lyneham Wetlands.

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**FOR SALE**
Auction

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Interested parties must rely solely on their own enquiries.

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Inside, the home showcases premium finishes and thoughtful upgrades by the owners. Generously sized bedrooms and bathrooms provide both comfort and practicality, while custom-installed blinds throughout add a polished touch. The sleek kitchen is equipped with Bosch appliances, including a gas cooktop, oven, and dishwasher, ensuring effortless functionality in a contemporary setting. Timber flooring and plush carpets bring warmth underfoot, complemented by double-glazed windows and sliding doors for enhanced efficiency.

The top-floor master suite serves as a private retreat, complete with a built-in robe and stylish ensuite. A second bedroom also features a built-in robe and direct access to the main bathroom. A versatile third room offers flexibility as an additional bedroom, study, or living space. Both bathrooms are beautifully appointed with floor-to-ceiling tiles and wall-mounted vanities.

Comfort is prioritised with zoned reverse-cycle air conditioning in every room, allowing personalised climate control throughout the home. Security and peace of mind are also enhanced, with a front door security screen installed in 2025 alongside Crimsafe mesh sliding doors.

Outdoors, a custom-built courtyard creates an inviting extension of the living space. Featuring a pergola and spacious deck, it's ideal for entertaining or relaxing, while planter boxes and an automatic irrigation system support a lush, low-maintenance garden.

Practicality continues with two secure underground car parks and a storage cage. The home is also located within the priority enrolment zones for Lyneham Primary School, Lyneham High School, and Dickson College, making it an excellent choice for families and professionals seeking both lifestyle and location.

Blending modern design, generous proportions, and a highly sought-after setting, this residence presents a rare opportunity.

Internal: 103m²
Courtyard: 28m²
Year Built: 2023
Rates: $1,872 P.A ( Approx )
Land Tax: $2,471 P.A ( Approx )
Body corporate: $3,980 P.A ( Approx )
EER: 6.0 Stars

Features:

- Near-new townhouse completed in 2023 within the boutique Juno complex
- North-facing aspect for abundant natural light and efficiency
- Generously sized bedrooms and bathrooms
- Blinds throughout
- Front door security screen installed in 2025
- Designed by award-winning DNA Architects
- Contemporary kitchen with Bosch gas cooktop, oven, and dishwasher
- Top-floor master suite with built-in robe and ensuite
- Second bedroom with built-in robe and bathroom access
- Flexible third room (bedroom, study, or rumpus)
- Stylish bathrooms with floor-to-ceiling tiles and wall-mounted vanities
- Timber flooring and plush carpets throughout
- Double-glazed windows and sliding doors
- Zoned reverse-cycle air conditioning in every room
- Custom courtyard with pergola, spacious deck, planter boxes, and automatic irrigation
- Private, low-maintenance outdoor space

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- Two secure underground car parks plus storage cage
- Walking distance to light rail, Lyneham and O'Connor shops
- Close to parks, bike paths, and Lyneham Wetlands
- Priority enrolment for Lyneham Primary, Lyneham High & Dickson College

What's Nearby:

- Light Rail Stop (Macarthur Ave) approx. 0.6 km
- O'Connor Shops approx. 0.5 km
- Lyneham Shops approx. 0.8 km
- Lyneham Wetlands approx. 0.4 km
- Local parks & bike paths (Sullivans Creek corridor) approx. 0.3 - 0.6 km
- Dickson Shopping Centre approx. 2.0 km
- Braddon dining precinct approx. 2.5 km
- Canberra CBD (City Centre) approx. 3.0 km
- Australian National University approx. 2.0 km
- Lyneham Primary School approx. 1.2 km
- Lyneham High School approx. 1.5 km
- Dickson College approx. 2.0 km

Disclaimer:
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Photography Disclaimer: Some images may have been virtually staged to better showcase the true potential of the rooms and spaces in the home. Alternatively, while the property may have been staged for photography, it might be vacant during your inspection.











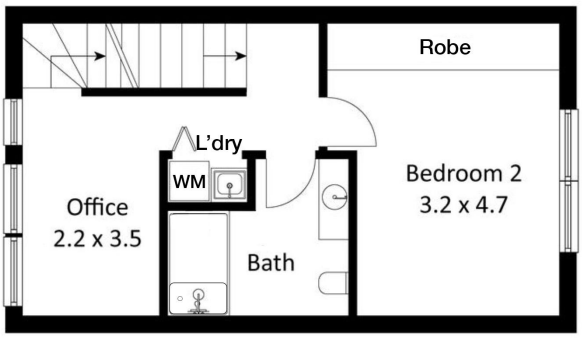
## MORE DETAILS

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|---|---|
| Property ID | 2FGBFHK |
| Property Type | Townhouse |
| EER | 6 |

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First Floor




Second Floor




Ground Floor

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