



## Queanbeyan, 21/41 Carinya Street

### Central Living

LJ Hooker Queanbeyan | Jerrabomberra | Googong is delighted to present for sale 21/41 Carinya Street.

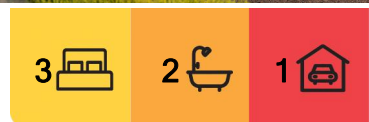
Positioned in the heart of Queanbeyan, this well-presented townhouse offers an effortless lifestyle with modern comforts. Designed for easy living, the home features hard flooring throughout, an open-plan lounge and dining area, and a stylish kitchen equipped with electric cooking, a dishwasher, and ample bench space.

Upstairs, three generously sized bedrooms all include built-in wardrobes and ceiling fans, while the master suite boasts a split-system air conditioner and a sleek ensuite. The spacious main bathroom offers a full-sized bathtub and a separate toilet.

Step outside to the sun-drenched north-facing courtyard, complete with a deck and established greenery-perfect for entertaining.



**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**  
\$637,500

**View**  
[ljhooker.com.au/CQHHXS](https://ljhooker.com.au/CQHHXS)

**Contact**  
**Jonathon Stumbles**  
0418 162 701  
[jon.stumbles@ljhooker.com.au](mailto:jon.stumbles@ljhooker.com.au)

**LJ Hooker Queanbeyan |**  
**Jerrabomberra | Googong**  
**02 6297 3333**

Convenience is key, with a downstairs powder room, a single lock-up garage, and a European laundry. For the energy-conscious buyer, a 4.5kW solar system adds efficiency and savings.

Strata levies approx. \$394/qtr

QPRC Rates approx. \$698/qtr

Whether you're looking to downsize or invest, this townhouse is ideally located near the bus interchange, Queanbeyan Hospital, shopping precincts, and scenic river walking trails.

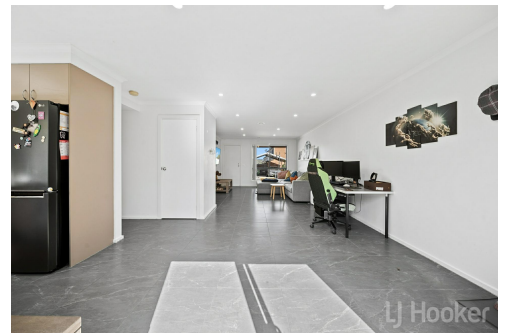
Call our office today for more information!

## More About this Property

<b>Property ID</b>	CQHHXS
<b>Property Type</b>	Townhouse
<b>Including</b>	Air Conditioning Ducted Heating Courtyard Dishwasher Built-in-Robes Solar Panels Close to Shops Close to Transport

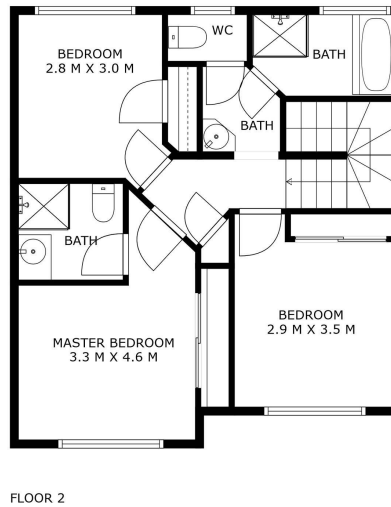
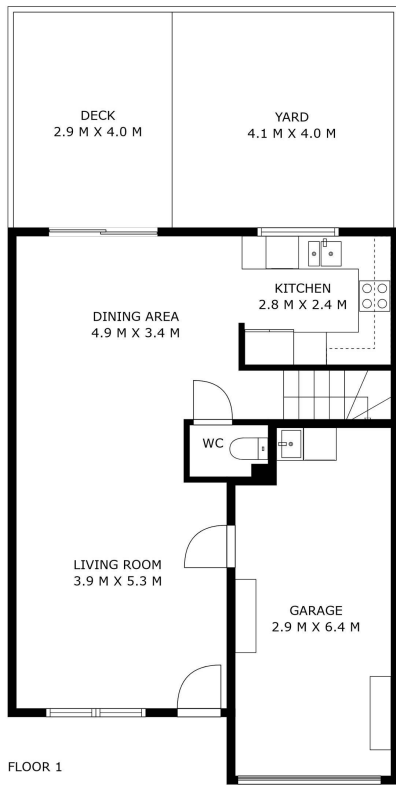
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Approx. total area: 97m<sup>2</sup>  N

*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.*