



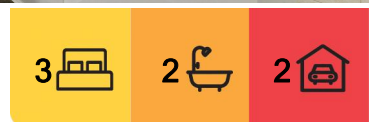
## Taylor, 3/26 Feilman Street

Move In Ready with Style and Convenience!

Step into a home where modern design meets effortless functionality. At its heart is a crisp white kitchen with gas cooking, seamlessly connecting to the open plan living and dining area. Bathed in natural light and enhanced by sleek downlights, this inviting space flows out to a private courtyard, ideal for soaking up the sun or tending to your own garden oasis.

The home features three versatile bedrooms, two with built-in robes and the third offering flexible use as a studio, media room or additional living space, perfectly adaptable to your lifestyle.

Each bedroom is bright and contemporary, complemented by stylish white bathrooms that add a touch of everyday luxury. Enjoy year round comfort thanks to ducted heating and cooling throughout.



**For Sale**  
Offers Over \$610,000

**View**  
[ljhooker.com.au/34XSGCY](http://ljhooker.com.au/34XSGCY)

**Contact**  
**Naish Stormon**  
0488 164 426  
[naish.stormon@ljhooker.com.au](mailto:naish.stormon@ljhooker.com.au)

**Virginia Stoker**  
0434 610 698  
[virginia.stoker@ljhooker.com.au](mailto:virginia.stoker@ljhooker.com.au)

**EER** ★★★★★★

**LJ Hooker Gungahlin**  
(02) 6213 3999



**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.

Outside, take advantage of the shared BBQ area, perfect for relaxed weekend gatherings. Ideally positioned just a short stroll from Taylor Playground and Margaret Hendry School, this home also offers easy access to public transport, Amaroo Village and Casey Market Town, all within five minutes. Canberra City is a smooth 27 minute commute.

More than just a home, this is a lifestyle designed for modern living. Get in touch today to book your private inspection!

- Crisp white kitchen
- Gas cooking
- Open plan living/dining
- Modern downlights and natural light
- Access to a private courtyard for relaxation or gardening
- Three spacious bedrooms, two with built in robes, one adaptable as a studio, theater room, or extra living space
- Sleek white bathrooms
- Ducted heating/cooling for year round comfort
- Communal BBQ area, perfect for gatherings
- Short walk to Taylor Playground & Margaret Hendry School
- 5 minutes to Amaroo Village & Casey Market Town
- 27 minute drive to Canberra City

## More About this Property

Property ID	34XSGCY
Property Type	Townhouse
House Size	93 m2
EER	6
Including	Ensuite Air Conditioning Floorboards Gas Cooking Open Plan Lounge & Dining Carpet Powder Room

### Naish Stormon 0488 164 426

Licensed Agent ACT and NSW | [naish.stormon@ljhooker.com.au](mailto:naish.stormon@ljhooker.com.au)

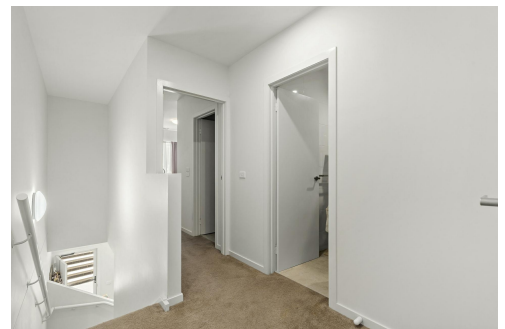
### Virginia Stoker 0434 610 698

Licensed Agent ACT/NSW | [virginia.stoker@ljhooker.com.au](mailto:virginia.stoker@ljhooker.com.au)

### LJ Hooker Gungahlin (02) 6213 3999

Suite 2C, Level 1, Gungahlin Village, 46-50 Hibberson Street, GUNGAHLIN ACT 2912

[gungahlin.ljhooker.com.au](http://gungahlin.ljhooker.com.au) | [gungahlin@ljhooker.com.au](mailto:gungahlin@ljhooker.com.au)



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Upper Level



Ground Level

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.

3/26 Feilman Street, Taylor

Produced by DIAKRIT