



9 Constable Street, Whitlam

## Premium Family Home with all the Bells & Whistles!

Step into a world of refined elegance and cutting-edge design with this exceptional family residence in one of Whitlam's most desirable pockets. Owner builder, built by Jackson Built Constructions, this gorgeous home is set on a generous 550m2 block. Incredibly designed five-bedroom, three-and-a-half-bathroom home represents the ultimate in lifestyle, comfort, and innovation.

From the moment you arrive, you'll be impressed by the striking facade and seamless blend of form and function. Inside, soaring 3.2-metre ceilings enhance the sense of space and light, while hybrid timber flooring adds warmth and sophistication throughout. The expansive open-plan living area is anchored by a statement electric fireplace framed by a floor-to-ceiling stonewall - a perfect centrepiece for stylish entertaining or relaxing with family.

The chef's kitchen is a culinary masterpiece, boasting a stunning stone benchtop, premium appliances, a dual-climate wine fridge, and a full walk-in butler's pantry to keep everything pristine. Entertainers will love the flow to the covered alfresco area with its fully appointed outdoor kitchen, overlooking the spectacular 7.2m x 2.8m solar-heated fibreglass pool. This is resort-style living at its finest.

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**FOR SALE**  
Auction

### AGENTS

Lukas Cole  
0432 289 618  
lukas.cole@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**

Enjoy the luxury of space with five generous bedrooms, including a lavish master suite featuring a custom walk-in robe and a luxurious ensuite with double vanity and oversized double shower. One additional bedroom features their own private ensuite - ideal for guests, teenagers, or multi-generational families. Zoned reverse-cycle air conditioning ensures year-round comfort in every room, controlled via a smart climate control system.

Sustainability meets sophistication with an impressive 10kW solar system, app-controlled for optimal efficiency, and a Tesla smart car charger for the modern family. This fully electric home also includes a comprehensive CCTV security system for peace of mind.

Step out onto one of the two balconies that overlook the pool - perfect for enjoying morning coffee or an evening wine. Parking is a breeze with a large double garage plus additional spot for campervan or trailer and the property offers superb access in and out of Whitlam, with proximity to Belconnen Westfield, the vibrant Canberra City Centre, and nature reserves nearby.

This residence is the complete package - design, lifestyle, and location in perfect harmony. Homes of this calibre are rarely offered to the market. Don't miss the opportunity to secure this exceptional property.

For further information, please give Lukas Cole 0432 289 618 for further information or to book a private inspection.

#### Features:

- Owner Builder by Jackson Built Construction
- Hybrid timber flooring throughout
- Double glazed windows
- Open plan living dining and kitchen with 3.2m ceilings
- Electric fireplace on a feature stonewall
- Stone kitchen bench with walk in butlers pantry
- External CCTV security system
- Two balconies overlooking pool
- Fibre glass solar heated pool 7.2 x 2.8
- Master with walk in robe and ensuite with double vanity and shower
- Study or option fifth bedroom with robe
- Outdoor kitchen
- Reverse cycle air conditioning with climate zone control applied to each room

- All electric house
- Tesla Smart car charger
- Dual climate wine fridge
- 10kw solar system (app controlled)

Rates: \$2,600 pa approx  
 Land Tax: \$3,655 pa approx  
 EER: 5.0

Ground Floor: 171.44 m2 approx  
 Upper Floor: 93.32 m2 approx  
 Garage: 46.47 m2 approx  
 Alfresco: 23.14 m2 approx  
 Porch: 7.26m2 approx  
 Balcony: 5.72 m2 approx  
 Patio: 5.06 m2 approx  
 TOTAL LIVING: 351.41 m2 approx

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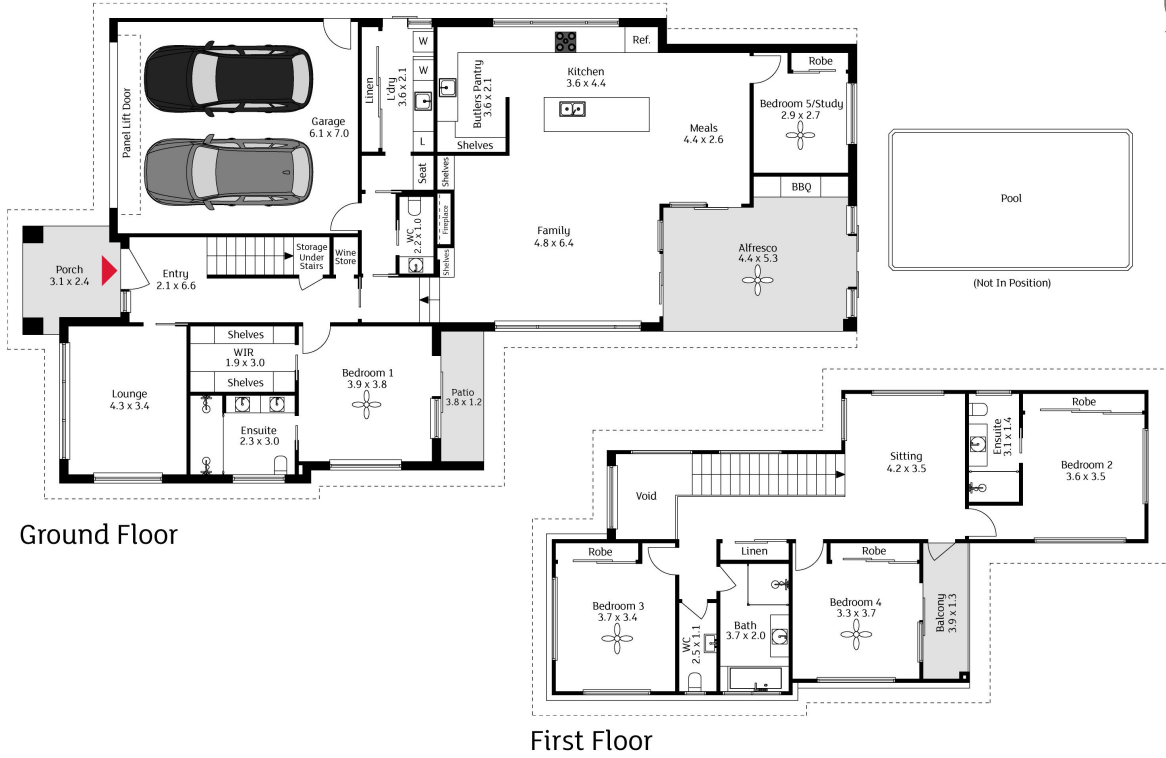
## MORE DETAILS

Property ID	2GRVF9Q
Property Type	House
Land Area	550 m2
EER	5
Including	Air Conditioning Alarm Pool Balcony Deck Dishwasher Outdoor Entertaining Built-in-Robes Secure Parking Remote Garage Solar Panels

**Lukas Cole 0432 289 618**  
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The floor plan is not to scale; measurements are indicative and in metres. Exterior elements are not in position. Plans should not be relied on. Interested parties should make and rely on their own enquiries.

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Produced by DIAKRIT