

37 Salsola Street, Rivett ACT 2611

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-35.3520534, 149.0387088



Situated in a quiet loop street and hidden behind a mature canopy of native shrubs and trees is this neatly presented family home. Set on a private 1015m² parcel of land, this home is ideal for the first home buyer looking to secure their future in Weston Creek. Ideal for living in as is or you could contemplate renovating in the future for possible capital growth. Consisting of an L-shaped lounge dining area that leads through to the kitchen where you can look out onto the lush and privately landscaped back yard. This home is functional and ready for immediate occupation. All three bedrooms are of a decent size and include built in robes. At the rear of the home is a pleasant, covered outdoor entertaining area which is paved and looks onto the rear garden. Children and pets will have a great time hiding and playing in amongst the many shrubs and trees that adorn the boundary of the back yard. The garage includes an automatic tilt a door and an office area or it could be a work shop or outside playroom for the kids depending on what your needs and requirements are. Other benefits of this home are its close proximity to the Chapman shops and well-regarded primary school and Rivett playing fields. It also has easy access roads that lead to the Weston Creek town centre. Features include: Spacious 3-bedroom home with large windows and loads of natural light L-shaped lounge and dining room at the front of the home Functional kitchen with breakfast bar overlooking rear yard featuring electric cooking Built in robes in each of the bedrooms; 2 bedrooms with overhead fans Main bathroom with bath and separate shower, for convenience the toilet is separate Private gardens with paved entertaining area and shaded pergola Ducted gas heating, floorboards throughout living areas Remote garage door, currently set up with single car space and fully lined office/sleepout Fully insulated walls and roof Outgoings: Living Area: 104m² Block Size: 1015m² UCV: \$432,000 General Rates: \$725 p/qtr (approx.) Land Tax (if rented out): \$1047 p/qtr (approx.) Construction Date: 1971

Overview

Purpose: Sold	Sale price: \$	Rent price: \$
Auction: Saturday 17th August 2019 2:00pm On Site	Land area: 1015m ²	Living area: 104m ²
Bedrooms: 3	Bathrooms: 1	Garage Spaces: 1
Carport Spaces:	Postcode: 2611	

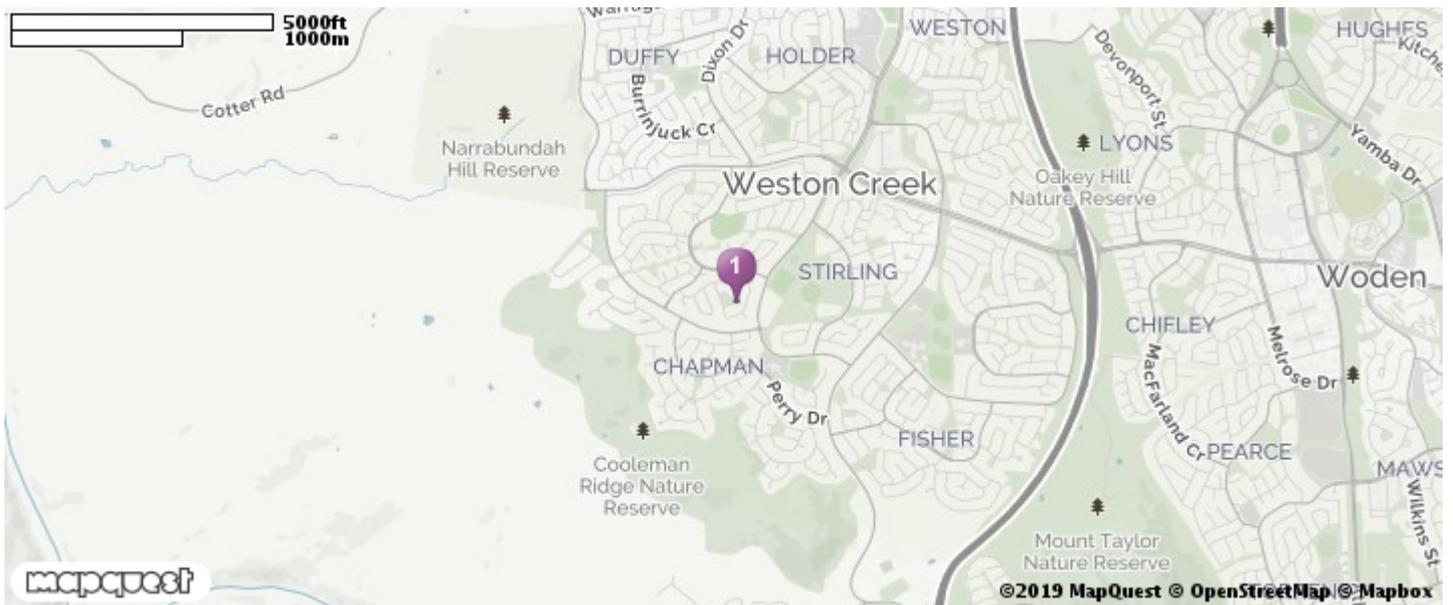
Indoor amenities

- ✓ Built-in Robes
- ✓ Heating

Outdoor amenities

- ✓ Garage
- ✓ Outdoor entertaining area

Distances



Agent Details

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Canberra Real Estate - Rise Above

