

# 3 Gilder Crescent, Throsby ACT 2914

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29.544545, -98.360856



A short drive to the bustling Gungahlin Town Centre which offers the key components of a vibrant community, including brand new light rail, schools, a library, medical services, pools, ovals, cafes, restaurants, bars, special retailers and department stores. This 578m<sup>2</sup> block of land is ready to design and build your own dream home on now. This land is NOT tied to any builder, suitable for all build types and is for sale directly from the owner meaning that there is NO waiting to get the ball rolling. Features include: Generous elevated RZ1 flat block measuring 578m<sup>2</sup>. Not attached to any builders. East facing. Walking distance to Proposed Environment Education Centre. Park facing corner block. Quiet street. Walking distance to community facilities. UCV \$494,000. General Rates \$869 p/qtr (approx.). Land Tax: \$1328 p/qtr (approx.). Ready to build on. 10 minutes drive to Gungahlin Town Centre and proximity to clubs, swimming pools and restaurants is a great convenience. A visit to the block will confirm the quality of this offering. Please contact Jahan Hanif on 0478 069 261 or Chris Wilson on 0418 620 686 for more information.

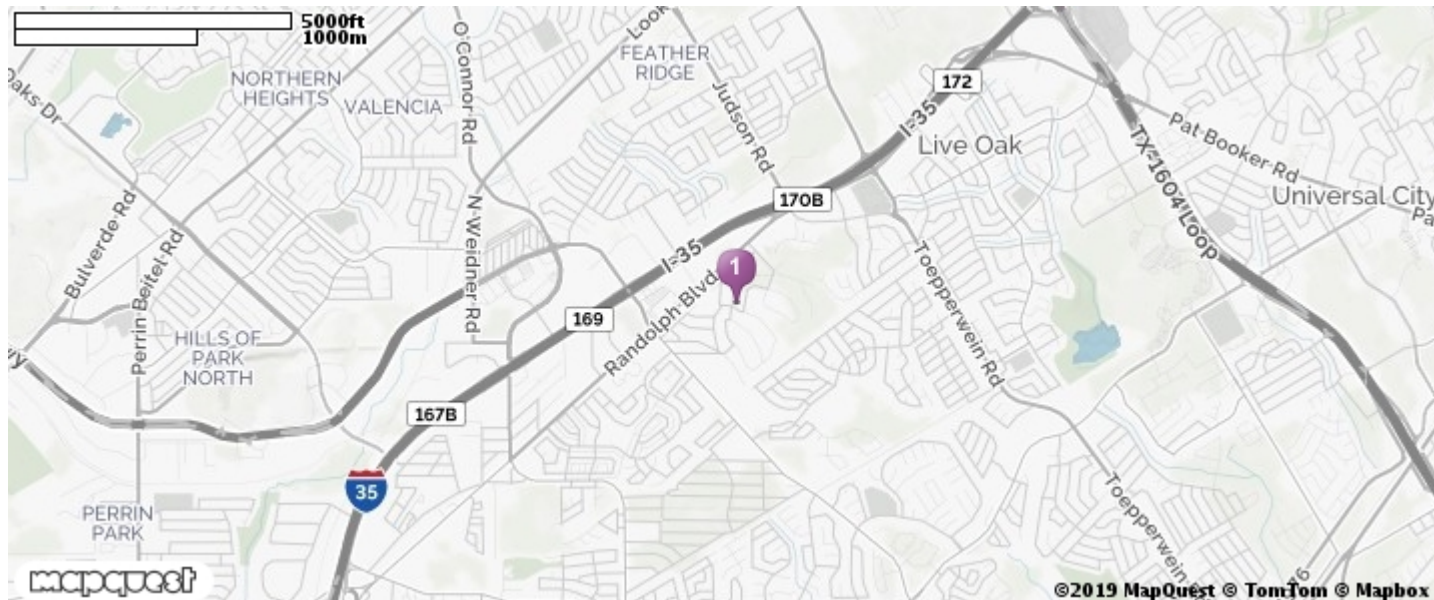
## Overview

Purpose: For Sale	Sale price: \$565,000	Rent price: \$
Auction:	Land area: 578m <sup>2</sup>	Living area: m <sup>2</sup>
Bedrooms:	Bathrooms:	Garage Spaces:
Carport Spaces:	Postcode:	

## Indoor amenities

## Outdoor amenities

## Distances



## Agent Details

chris.wilson@creamresidential.com.au - Chris Wilson

Canberra Real Estate - Rise Above

