

6 BROPHY STREET, FRASER, ACT, 2615

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LICENSED AGENT



# FOR SALE

## SUBURBAN FAMILY RETREAT!

Discover a captivating suburban retreat, cradled by bushland – a true entertainers paradise for your family.

This updated, freshly painted and well maintained family home features a circular driveway, with charming front courtyard BBQ area, setting the scene for many future memorable gatherings. Enter across the timber-decked porch to find a generous formal dining room, finished with french doors that overlook the front courtyard.

The heart of this home is a renovated kitchen with an incredible amount of storage, finished with a butler's pantry, 900mm induction cooktop, and dishwasher – the ideal space for any budding masterchef, or just the busy family cook. Surrounded by windows is an open-plan family and dining area, complete with a combustion fireplace, the ideal setting for cozy winter evenings on the lounge.

Sensibly segregated from the remaining bedrooms, the main bedroom boasts a walk-in robe, renovated ensuite, and its own private courtyard. The main bathroom has also been renovated, with a deep bath to soak away the busy working week.

The landscaped rear yard will appeal to nature lovers, offering multiple decks for entertaining, and surrounded by mature trees and native shrubs. In the centre you'll find the Yurt! Perfect for a home office or the kids' playroom, fostering creativity and shared adventures. Meanwhile, the family tradesperson or hobbyist will appreciate the double garage with workshop and 3-phase power, with lockable tandem carport alongside.

Embrace the beauty of nature and the joy of family living in this sublime suburban retreat. Make cherished memories and call this haven your own.

### Summary of Features:

- 172sqm Living on 900sqm Block
- Renovated Kitchen w/ Butlers Pantry
- Induction Cooking + Dishwasher
- Separate Lounge, Family & Dining Rooms
- Ducted Heating & Cooling (plus Evaporative Cooling)
- Main Bedroom w/ Walk-In Robe, Renovated Ensuite & Own Courtyard

4 BED | 2 BATH | 4 CAR

PRICE:  
Auction

OPEN FOR INSPECTION:  
N/A

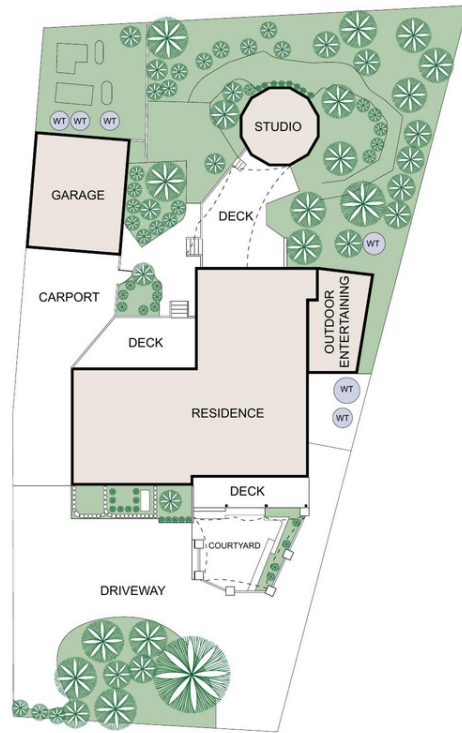


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Disclaimer: Please note this floor plan is for marketing purposes and is to be used as a guide only. All dimensions are estimates only and may not be exact measurements.