



25/66 Paul Coe Crescent Ngunnawal, ACT

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?THE DOOR IS OPEN, WELCOME HOME?

A WORD FROM OUR SELLERS;

"Tucked away in a cozy corner, our townhouse is all about comfort and convenience. Yerrabi Pond is practically our backyard being just a 5-minute walk away, treating us and the dogs to beautiful morning and afternoon walks. And with a golf course just over the fence and the Christmas Street nearby, there's always something to do and neighbours to catch up with.

This isn't just a house-it's where we relax, make memories, and feel totally at ease. We hope that a new family will be able to experience the cozy nights, the good times, and the countless reasons we love calling this place home."

Living: 120.71sqm (approx.)
 Garage: 18.69sqm (approx.)...
 Total: 139.40sqm (approx.)...

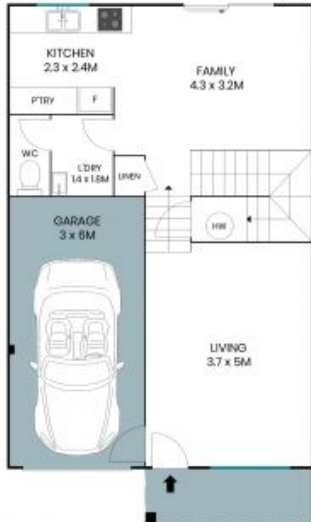
...
 - Freshly painted throughout

Price: \$599,000+



Kris Hellier

0413 799 700



Ground Floor



First Floor



Site Plan



The site plan and floor plan are not to scale; measurements are indicative and in metres. Bushes and trees are placed for illustration purposes. Plans should not be relied on. Interested parties should make and rely on their own enquiries. All other information provided has been collected from reliable sources but cannot be guaranteed for accuracy.



Ground Floor



First Floor



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.