

Sold



76 Banksia Drive, Symonston



Affordability meets lifestyle.

This surprising manufactured home is set in the park-like grounds of the Sundown Village Resort, recently acquired by Gateway Lifestyle. Gateway owns a large number of such villages for the over 50 yr old age group.

Residents own their manufactured/transportable homes, and pay a weekly fee for the lease of the land, also having access to the facilities in the village. Here in Symonston, the facilities are being upgraded, and currently include a swimming pool, tennis court, children's playground, Bistro take-away and the use of meeting rooms for groups wishing to hold craft, book clubs, etc.

This home has two double bedrooms with built-in robes; bathroom with bath; separate toilet, a newly renovated kitchen, with wall oven and gas cook-top, plenty of cupboards and pantry; an open plan dining area opens into the living room, which is suffused with light from the bay window; laundry; sunroom/ office/ sitting/ spare bedroom; front verandah . The current owner has added a beautiful timber, 20 square metre self contained room for a studio/games/office, bedroom.

The house has a north-easterly aspect.

Wrapping the house are the small gardens, planted as a cottage garden, with fruit trees, berries, and vegetables. A small grassy front verge is set off with fully fenced perimeter, abutting a small park and grassy canal to the south and east. The car-port and concrete paved side-back area with pergola and bordered with garden, provides an outdoor entertaining space, while there are public car parking spaces for guests.

The home is heated and cooled by a reverse cycle split system air conditioner.

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Price
Property Type
Property ID

SOLD
Residential
487

Agent Details

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Office Details

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EstateRealty

This home is a "must see" for those who value security, privacy and the idea of living close to the city in an area with a rural feel.

As the land is rented there is no stamp duty on the purchase, no rates to pay and for investors no land tax and no capital gains tax. The only costs are a weekly ground rent of \$160 (for which some pensioners may be entitled to a subsidy) and a small quarterly water usage fee of \$84.70.

Please note that, to buy this property, the purchaser must be able to meet the full cost either by using equity from an existing property, personal loan or bank cheque.

Symonston is on the Eastern extremity of the ACT, bounded by the grasslands and grazing area of Narrabundah Lane, the wooded and forested Mugga Lane, Hindmarsh Drive. Five minutes' drive will have you in the coffee culture of Manuka, 10 minutes, and you will be in Fyshwick or Woden.

For further details please call Ben Stevenson 62973555

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