



## The Grove Ngunnawal

Under Offer

\$ 1,200,000

 3  2  2

163 | 1 Monty Place - Ngunnawal - ACT

 124.7 m<sup>2</sup> Floor Area

### Brand-New Villa with Seamless Alfresco Living

This brand-new villa in The Grove's sought-after extension combines generous space with refined finishes. Enjoy high ceilings, a stylish open-plan layout and a gourmet kitchen with stone benchtops and quality appliances. The extended alfresco invites relaxed outdoor living, while the double garage, ducted air, ceiling fans and solar power ensure everyday comfort and efficiency. With three bedrooms, including a main with ensuite and walk-in robe, this home is ready for you to move in and make it your own.

#### Amenities

-  Dishwasher
-  Double Lock Up Garage With Internal Access
-  Flooring - wood
-  Generous Storage Space
-  High Ceilings
-  Modern Appliances



1800 550 550  
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\*Photographs are for illustrative purposes. Some images may depict items not provided by Keyton within the units such as furniture and other decorative items.



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## Bluebell D



INTERNAL LIVING	124.7
GARAGE	36.0
ALFRESCO	18.7
PORCH	4.6
<b>TOTAL</b>	<b>184.0 m<sup>2</sup></b>

This is an indicative floor plan that may vary according to home location within the village/resort. The information, dimensions and specifications on this floor plan are believed to be correct but is not guaranteed and may change without notice. Any illustrations are an artist's impression only and subject to change. Keyton gives no warranty concerning the accuracy of the material or information displayed in this brochure and all such warranties (whether implied or otherwise) are excluded to the extent permitted by law. Prospective purchasers should make their own enquiries.

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