

1/68 College Street, Belconnen, ACT 2617

Unit For Sale

Friday, 19 January 2024

1/68 College Street, Belconnen, ACT 2617

Bedrooms: 2

Bathrooms: 2

Parkings: 2

Area: 86 m2

Type: Unit



Jonathan Charles



Robert Burns
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Offers Over \$520,000

Conveniently located on the ground floor of the Oracle building, this practical two-bedroom residence welcomes you with spacious open-plan living and dining area overlooking the large 28m² courtyard, connected via floor-to-ceiling glass sliding doors, creating an ideal indoor/outdoor flow. Whether you prefer entertaining friends and family, enjoying a barbeque or a quiet drink after a long day's work, you will be pleasantly surprised by the flexibility of this home. The modern kitchen at the centre of the home features stone benchtops, stainless steel appliances and plenty of bench and cupboard space. Both bedrooms are good in size, with the main bedroom having a walk-through robe and ensuite and the second featuring a mirrored built-in robe. The apartment also features reverse cycle air-conditioning, lifts, swipe access to its two car spaces and storage cage for year-round comfort. During weekends, enjoy the leisure amenities your new home offers. Savour a quiet morning with a newspaper in your secluded courtyard, kickstart your day at the on-site gym or take a dip in the pool. Enjoy all this convenience of a 'lock up and leave' lifestyle close to restaurants, cafes, buses and the Belconnen shopping centre, with the added bonus of picturesque Lake Ginninderra with walking tracks and dog parks a stone's throw away. It is also conveniently located just a 10-minute drive to the Canberra CBD. Features: - Spacious and practical open-plan layout - Stone benchtops and modern kitchen - Stainless steel appliances - Breakfast bar - Reverse cycle air conditioning - Main bedroom includes a walk-through robe and ensuite - Resort-style amenities on site - Two car spaces in basement plus storage cage - Prime location - Pet-friendly strata

Figures: Living: 86m² Courtyard: 28m²
Rates: \$1,600 p.a approx Strata: \$4,600 p.a approx Rental Estimate: \$570-\$590 per week