

**1/9 Lady Nelson Place, Red Hill, ACT 2603**



**Apartment For Sale**

Thursday, 15 February 2024

1/9 Lady Nelson Place, Red Hill, ACT 2603

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Type: Apartment**



Jeremy Francis  
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**\$1,300,000 +**

Welcome to 1/9 Lady Nelson Place, Red Hill! This stunning apartment offers a modern and luxurious living experience in a prime location. Boasting ultra high ceiling exuding a sense of space and style with 3 spacious bedrooms and 2 bathrooms, this property provides ample space for comfortable living. The open parking spaces allow for convenient parking for two vehicles. This apartment boasts contemporary architecture and stylish design elements that create a visually appealing space. The balcony offers a perfect spot to relax and enjoy the scenic views of the cityscape. Step inside and be greeted by a well-appointed living room, complete with a cozy couch and coffee table. The dining room features a stylish dining table, perfect for entertaining guests or enjoying family meals. The interior design of this property is impeccable, with tasteful furniture and home decor that complements the overall aesthetic. The floor plan is thoughtfully designed to maximize space and functionality. Experience the best of both worlds with the beauty of nature just outside your doorstep, while still being in close proximity to the vibrant city life. This property is perfect for those seeking a modern and luxurious urban lifestyle. Don't miss out on the opportunity to make this penthouse apartment your dream home. Make this a priority to come and have a look this weekend. The price guide for this property is \$1,300,000 +/- 120m<sup>2</sup> Living 20m<sup>2</sup> Outdoor terrace- Outdoor terrace under roofline- Separate large laundry- Designer Spa bath in the ensuite- Extra high ceilings- Only 6 months old- Charging ports for electric cars- Ample off street parking for guests- Classic architecture- Facing onto parkland- North facing aspect- Secure building- Ground floor- Huge master bedroom- Underfloor heating in both bathrooms

Outgoings approximately: Body Corporate Fees - \$4061.70 per annum  
Water Rates - \$58.84 per quarter  
Sewerage - \$139.07 per quarter  
Rates - \$786.77 per annum