

10/32 Bootle Place, Phillip, ACT 2606

Sold Apartment

Monday, 14 August 2023



10/32 Bootle Place, Phillip, ACT 2606

Bedrooms: 2

Bathrooms: 1

Parkings: 1

Area: 78 m2

Type: Apartment



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\$580,000

Located in central Woden, this apartment has been substantially renovated and is ready for its new owner. Upon entry, the space and openness of the apartment will impress you, as well as the leafy outlook and natural light that flows in thanks to the large windows. The living area is comfortable in size and can cater a work from home space. The separate dining area is situated off the kitchen and connects well with the outdoor balcony space. Immaculately finished, the kitchen has been redesigned with quality custom cabinetry throughout, stone quartz benchtop, soft close draws, and integrated appliances. The end result is a space that boasts functionality while being equally contemporary. The redesigned bathroom seamlessly ties the laundry into the space. Featuring floor-to-ceiling tiles, the light colour scheme of the room is complimented by the stone-like grey floor tiles and black-framed shower screen. The laundry space is made up of custom cabinetry, proving plenty of storage, and a solid timber benchtop. The two bedrooms both capture the morning sun, creating a warm and inviting space that is only benefited by the freshly laid carpet. Both rooms also feature well-sized built-in robes. Phillip is located right in the heart of the Woden Valley. Walking distance from the apartment, you have access to Westfield Woden, Bradley Street Dining Precinct, Canberra Public Hospital, and the Woden Bus Interchange. There are also several parks nearby to enjoy a picnic or light stroll with your furry friend. Features:- Freshly painted throughout - Hybrid flooring and new carpet installed- New hot water system - New LED downlights throughout and power points- Separate toilet - Custom quartz stone benchtop- Induction cooktop and integrated microwave - Balcony with leafy outlook- Boutique complex of only 12 units on a quiet street.- New Daikin 7.1kw split system heating and cooling.- Single carport with storage - Short walk Woden shopping district- Short walk to Canberra Hospital and Edison Park. Rates: \$2,448 pa Land Tax: \$3,199 pa Body corp: \$870pq EER: 5.5 Living: 78m2