

**101/99 Eastern Valley Way, Belconnen, ACT 2617**



**Sold Unit**

Monday, 14 August 2023

101/99 Eastern Valley Way, Belconnen, ACT 2617

**Bedrooms: 2**

**Bathrooms: 2**

**Parkings: 2**

**Area: 80 m2**

**Type: Unit**



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**\$593,000**

Centrally located in Belconnen within the luxury 'Linq' complex is this immaculate 2-bedroom apartment. Plenty of natural light pours throughout the apartment with the floor-to-ceiling double-glazed windows in the living area making the most of the Canberra sun. Clean lines and a selection of modern fixtures and finishes gives your apartment a chic, modern look. The apartment has the added convenience of a dishwasher, dryer to European laundry, built-in robes to bedrooms, extra linen closet and reverse cycle air conditioning for year-round comfort. Enjoy the fresh air on the spacious sunny balcony looking over Belconnen. The complex also offers lift access, swimming pool, gymnasium, and fantastic landscaped common spaces plus BBQ area. Located in the heart of Belconnen Town Centre, this apartment is just a short stroll to Westfield with a wide variety of popular restaurants, cafes, shops and services on offer. Walk or ride to The University of Canberra, CISAC, Lake Ginninderra College, Belconnen Fresh Food Markets, the major bus hub, and many government departments. Lake Ginninderra is just across the road; with parks and bike paths, perfect for picnics and exercise. Features of these properties include: 2-bedroom apartment Main bedroom with ensuite Built-in robes to bedrooms Sleek kitchen with dishwasher and ample bench and cupboard space European laundry with dryer Floor-to-ceiling windows to the living area Double-glazed windows & sliding doors Reverse cycle air conditioning Spacious balcony 2 car spaces (tandem) 2 storage cages Located on level 5 Lift access Pool & gym in the complex Envidable Belconnen location The 'Linq' complex is fitted with a 'Heat Recovery Unit' which provides constant ventilation, minimising condensation EER: 6.0 Built: 2014 General Rates: \$1,513pa approximately Land Tax: \$1,765pa approximately Strata Levies: \$4,226pa approximately Residence: 77sqm approximately Balcony: 10sqm + 3sqm approximately