

# 104/45 Honeysett View, Kingston, ACT 2604



## Apartment For Sale

Thursday, 18 April 2024

104/45 Honeysett View, Kingston, ACT 2604

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Area: 129 m2**

**Type: Apartment**



Dan McAlpine  
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Kieren Place  
62959911

## AUCTION

Located in Kingston Foreshore's "Sapphire" development, this beautifully designed apartment combines uninterrupted water views and high quality finishes. Designed by acclaimed architects, Elenberg Fraser, the building facade boasts reflective coated glass and a curved frame that complements the green surrounds and waters below. Light filled and modern, the kitchen is a brilliant blend of style and consideration, offering reconstituted stone benchtops, an abundance of storage and Miele appliances, including an integrated fridge, induction cooktop, oven and dishwasher. The open plan living and dining area flow seamlessly to the covered outdoor area with calming, spectacular water views. The expansive main bedroom offers a walk-in robe and generous private ensuite that features double vanities, contemporary and sophisticated frameless mirrors and an elegant free-standing bath. The second and third bedrooms are both finished with built in wardrobes and are serviced by the main bathroom with floor to ceiling tiles, floating vanity and large glass framed shower. Facing north with views over Lake Burley Griffin, the Kingston Foreshore restaurants, the Jerrabomberra Wetlands and beyond to Mount Ainslie, and close to all the amenities of Kingston Foreshore, this immaculate, stunning apartment encapsulates opulence and serenity.\* Designed by acclaimed architects, Elenberg Fraser, built by BLOC\* Modern kitchen with Miele appliances, integrated refrigerator and microwave, soft close drawers, reconstituted stone benchtops and induction cooktop\* Main bedroom with walk through wardrobe and generous ensuite with double vanities, stylish frameless mirrors and stand alone bath\* Covered entertaining 22sqm balcony with outdoor kitchen and built in BBQ\* Full-height double glazed windows and sliding doors to frame the panoramic views\* Timber floors in living areas and hallway, carpets in main bedroom and second bedroom\* Separate laundry with plenty of storage\* Ducted reverse-cycle air conditioning\* Two secure car spaces with lift access to apartment\* Concierge service\* Stunning communal gardens and landscaped parklands\* Close to restaurants, local shops and transport\* Rates \$3,205pa, Land Tax (if rented) \$4,010pa, Strata Levies \$1,998pq Whilst all care has been taken to ensure accuracy in the preparation of the particulars herein, no warranty can be given, and interested parties must rely on their own enquiries. This business is independently owned and operated by Belle Property Canberra. ABN 95 611 730 806 trading as Belle Property Canberra.