

109/81 Cooyong Street, Reid, ACT 2612

independent
PROPERTY GROUP

Sold Apartment

Saturday, 2 September 2023

109/81 Cooyong Street, Reid, ACT 2612

Bedrooms: 2

Bathrooms: 2

Parkings: 2

Type: Apartment

Contact agent

A City living lifestyle awaits? Look no further than this as new contemporary 2-bedroom apartment located in one of the City's finest new precincts "Metropol" With a wonderful corner position in the building and possibly the best 2 bedroom floorplan this sensational apartment boasts an unbeatable location adjacent to Glebe Park & the Canberra Centre, and a short stroll from some of the city's best bars, cafes, and eateries. Featuring 2 bedrooms, 2 bathrooms, and 2 car spaces, this apartment is perfect for those looking for luxury living in the heart of the city. The spacious open plan living and dining areas are generous and showcase the best of apartment design, architectural consideration, and practicality. You'll love the high-quality kitchen with premium stone, feature joinery, and Bosch appliances will delight the most discerning chef. If you enjoy natural light this property is perfect for you. With an easterly aspect and full height windows the morning sunshine is spectacular and ensures that the living areas and balcony are bathed in natural light. The bedrooms are generous in size and feature built in robes. The main bedroom suite is particularly impressive, boasting a generous amount of storage and beautifully appointed ensuite. Both bedrooms have direct access to the large private balcony. Reverse cycle heating and cooling ensure year-round comfort, and the covered balcony is perfect for enjoying the Canberra climate. Residents of the Metropol development can also enjoy resort-style facilities, including a pool, club house, and common BBQ area. With a living area of 81m² and a balcony of 12m², this ultra-contemporary city property is the perfect choice for those looking for luxurious urban living in the heart of Canberra. Don't miss out on this opportunity.

Summary of features:

- As new apartment in the "Metropol" development
- Sensational inner-city location, adjacent to Glebe Park & the Canberra Centre.
- True lifestyle property, only metres from the city's bars, cafes & eateries
- 2 bedrooms
- 2 bathrooms
- 2 car spaces (side by side)
- Spacious open plan living & dining areas
- High quality kitchen, including premium stone, feature joinery & Bosch appliances
- Easterly aspect to living areas & balcony
- Generous bedroom sizes (all with built in robes)
- Impressive main bedroom suite
- Beautifully appointed bathrooms
- European style laundry
- Reverse cycle heating & cooling
- Covered balcony perfect for entertaining
- Private lockable storage area within basement
- Resort style facilities within the development, including pool, club house & common BBQ area

Key figures:

- Living area: 81m²
- Balcony: 12m²
- Rates: \$519 per quarter
- Land tax (investor's only): \$615 per quarter
- Strata: \$1,009.25 per quarter
- Rental estimate: \$700-\$730 per week