

113/34 Oakden Street, Greenway, ACT 2900

LUTON

Apartment For Sale

Saturday, 17 February 2024

113/34 Oakden Street, Greenway, ACT 2900

Bedrooms: 1

Bathrooms: 1

Parkings: 1

Type: Apartment



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Offers above \$365,000+

Welcome to modern living at the "Black Diamond" located in heart of Greenway. This stylish and recently built Aspen Village is offering an exciting investment opportunity. With contemporary touches and a stylish galley kitchen, this layout effortlessly combines functionality with a touch of hotel-inspired luxury. The kitchen boasts modern conveniences such as electric cooking, dishwasher, and ample storage space. The main bedroom offers a generously sized built-in robe and opens up to a private balcony. Floor-to-ceiling double glazed sliding doors not only enhance the aesthetic appeal but assists with insulation and noise reduction. Embodying the essence of hotel-style living, the complex elevates your lifestyle with its impressive amenities. Enjoy the expansive 2,200m² rooftop outdoor entertaining space, complete with an infinity pool, spa, and barbecue area. Nestled in Greenway, this apartment offers convenient proximity to Southpoint Shopping Centre and a quick commute to Woden Valley, ensuring a perfect blend of comfort and accessibility. If you are looking to enter the market as an investor or add to your existing portfolio, this single level apartment is the perfect opportunity - contact the team today!

Property Features:

- Located on Level 1 in the Black Diamond complex
- Contemporary 1 bedroom apartment
- Practical design and modern finishes throughout
- Sleek galley kitchen with electric cooktop and dishwasher
- Secure lift access from basement carpark to apartment
- Bedroom with full sized built in robe and access to balcony
- Secure balcony for additional space and storage
- Split system air-conditioning system
- European laundry
- Security intercom system
- Within 3 minutes drive to Southpoint Shopping Centre
- Within 16 minutes drive to Westfield Woden
- Tenanted until February 2025

Property Details:

- Residence: 53m²
- Balcony: 10m²
- Strata: \$741 p.q. (approx.)
- Strata Manager: Vantage Strata
- Rates: \$366 p.q. (approx.)
- Land Tax: \$430 p.q. (approx.)
- Rental: \$445 p.w.
- Built: 2022
- EER: 6.0 Stars