

12/128 Easty Street, Phillip, ACT 2606



Unit For Sale

Friday, 1 December 2023

12/128 Easty Street, Phillip, ACT 2606

Bedrooms: 3

Bathrooms: 3

Parkings: 2

Type: Unit



Lauren Laing
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Forthcoming Auction

Situated in the heart of the thriving Woden Valley and minutes' walk from Westfield Woden and its array of hospitality, retail, amenities and transport is this spacious three-bedroom townhouse. A perfect opportunity for first home buyers, upsizer or investor, this modern townhouse is positioned amongst a handful of quality neighbours within the very tightly held "Tarlo" complex. Set across three levels, the ground level features a tandem lockup garage, bathroom and bedroom/office with direct access to a private courtyard with area for that perfect outdoor setting. As you walk up to level two you will find quality laminate timber flooring which flows throughout a generous central kitchen, dining and living room. Here you will find direct access to another private balcony with gas bayonet, ideal for hosting gatherings with friends and family. The modern kitchen features stone bench tops, a network connection port, a large double FRANKE sink with a black finish, AEG gas cooking and a breakfast bar. Living room features reverse cycle heating and cooling system, TV and network connection ports. The top floor welcomes a generous sized master-bedroom which entertains its very own ensuite and private balcony overlooking a greenbelt of trees. Directly across, the second bedroom enjoys equal proportions and is serviced by a separate bathroom. Both bedrooms include built-in storage, TV and network connection ports, and their own reverse cycle heating and cooling system. Situated in the geographic heart of Canberra the location is exceptional and will only get better with time. Enjoy a convenient life, with easy walkability to Westfield Woden across the road, direct access to bike paths and walking tracks and access to public transport including the proposed Stage 2B of the Light Rail on its way. Live nearby exciting new infrastructure including the Woden CIT campus and the Canberra Hospital Expansion, continuing to make Woden a sound investment. Be sure to register your interest and contact Lauren Laing before you miss out. The Perks: • Built in 2019 • Architecturally designed • Lots of natural light • Laminate timber flooring to living areas • Carpet to all bedrooms • Private ground level courtyard • Central kitchen with stone bench tops, AEG appliances including a gas cook top, dishwasher, & build-in wine rack • Living room opens out to private balcony • Master bedroom with built in robe, private balcony access • Bedroom two with built in robe • Bedroom three with courtyard access • Two separate bathrooms plus ensuite to master bedroom • Split system heating/cooling systems to living area, main bedroom and bedroom 2 • Tandem garage with electric door and internal access • Direct access to bike paths to Civic and Tuggeranong at the back door • Intercom system • Internal laundry • Ample storage • Quality window furnishings throughout • Internet- fibre to the premises The Numbers: • Built in 2019 • Living: 115m² • Garage: 34m² • Balcony & Courtyard: 26m² • EER rating: 6 star • Strata: \$2,667.08 p.a. approx. • Rates: \$2,024 p.a. approx.