

**12/28 Mort Street, Braddon, ACT 2612**



**Apartment For Sale**

Thursday, 6 June 2024

12/28 Mort Street, Braddon, ACT 2612

**Bedrooms: 1**

**Bathrooms: 1**

**Parkings: 1**

**Type: Apartment**



Brendan Halls  
0449795828



Samuel Fitzsimmons  
0400305041

**\$449,000**

Brendan Halls and Ray White Canberra are pleased present to the market 12/28 Mort Street Braddon. Welcome to modern living at its finest, nestled in the heart of Braddon, this boutique development offers convenience and style in equal measure. As you step inside Unit 12 you are greeted by the stylish kitchen, equipped with top-of-the-line appliances, including a dishwasher, making meal preparation and cleanup a breeze. Experience the comfort of reverse cycle heating and cooling, ensuring perfect temperature control all year round. Enjoy the smart design of the combined bathroom and laundry, featuring high-quality fixtures and Fisher & Paykel appliances. With lift access, a single parking space, and an additional storage cage, convenience is at your fingertips. Embrace the lifestyle you've always wanted at 12/28 Mort Street, Braddon. Your new home awaits! Features of the apartment include:- Premium kitchen appliances including a dishwasher- Reverse-cycle heating & cooling- Fisher & Paykel laundry appliances including washing machine & dryer- Combined bathroom & laundry- Lift access- Intercom- Linen cupboard- Single car space & storage cage.- EER: 6.0 Property stats: Living - 51.1m<sup>2</sup> approx. Balcony - 15m<sup>2</sup> approx. Rates - \$490pq approx. Body corporate - \$1401.09pq approx. Please Note: Whilst all care has been taken by Ray White Canberra to ensure accuracy in the preparation of the particulars herein, no warranty or representation, express or implied, as to the accuracy or completeness of the particulars provided is made or given by us and interested parties must therefore rely on their own enquiries. Liability for any error, omission, negligence or misrepresentation is hereby excluded.