

132/395 Antill Street, Watson, ACT 2602



Apartment For Sale

Thursday, 21 March 2024

132/395 Antill Street, Watson, ACT 2602

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 119 m2

Type: Apartment



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Offers over \$590,000

Discover the essence of urban living in this prominent top-floor residence, offering fantastic comfort, style, and panoramic leafy views. Nestled in a coveted corner position of the popular Solstice development, this North-facing gem promises an abundance of natural light and refreshing breezes, creating an inviting ambiance that welcomes you home. As you step inside, you'll be captivated by the spaciousness and sophistication of this meticulously designed apartment. The open-plan layout seamlessly integrates the living, dining, and kitchen areas, providing the perfect backdrop for both relaxation and entertaining. Abundant windows showcase the picturesque leafy vistas, inviting the outdoors in and creating a sense of tranquillity amidst this Inner North location. Indulge in culinary delights in the gourmet kitchen, equipped with high-end Bosch and Fisher & Paykel appliances, sleek cabinetry, stone benches, and ample storage space. Whether you're preparing a cosy dinner for the family or hosting a gathering with friends, this culinary haven is sure to inspire your inner chef. The three well-appointed bedrooms offer comfort and privacy, each boasting windows framing the lush greenery outside. The master suite features a luxurious ensuite bathroom, complete with a contemporary double bowl vanity, oversized shower, and designer fixtures, providing the perfect retreat at the end of a long day. With convenience in mind, this residence also offers two basement car spaces as well as storage space, ensuring hassle-free parking for you and your guests. Additional features include air conditioning, internal European style laundry facilities, and secure intercom access, providing peace of mind and modern convenience at every turn. Nestled within the sought-after 'Solstice' development in the Inner North, this home presents an unparalleled opportunity for effortless and relaxed living. Situated in the serene suburb of Watson, residents can relish in the tranquillity of their surroundings, boasting picturesque views of gum trees and the majestic Mount Majura. Despite its peaceful ambiance, this location offers unbeatable convenience, with Canberra's CBD, Dickson shopping precinct, and the light rail network just moments away. Experience the perfect fusion of community, spaciousness, and sophistication – a rare gem in an enviable location.

Summary of features:- Primary North aspect ensuring light-filled living spaces- Top-floor corner location, offering views of parkland & Mount Majura- Two side-by-side basement car spaces offering a covered and safe space for your cars- Basement storage presenting plenty of space, even for multiple bikes- Ideal quiet position for enhanced well-being- Versatile layout offering flexible living options- Contemporary style and finishes throughout- Modern kitchen with designer finishes and clean white colour palate- 20mm stone benchtops adding a touch of sophistication- Innovative Bosch and Fisher & Paykel appliance package including semi-integrated dishwasher- Bosch induction cooktop- Reverse cycle air-conditioning system in the living area and master suite for year-round comfort- Master suite with ensuite boasting double bowl vanity, full-height tiling & oversized shower- Large European style laundry, the perfect space saver- Dinner-party sized balcony, perfect for outdoor entertaining- Full-height tiling and large vanity in the main bathroom- Windows in all bedrooms capturing the surrounding nature- NBN provision (fibre to the premises)- Intercom access for guest convenience- Friendly community environment with communal library & seasonal get-togethers- Ample visitor car parking available in the complex- Delayed settlement option available

Located close to:- Dickson shopping precinct- Mount Majura (various walking trails)- Watson shops (The Knox, Lola & Lola and pharmacy)- Majura & Ainslie Primary Schools and ovals- Lyneham & Campbell High Schools- Light rail- The Australian Catholic University

Key figures:- Living area: 107m²- Balcony: 12m²- Strata levies: \$4,599 p.a. - Rates: \$1,766 p.a.- Land tax (investors only): \$2,119 p.a.- Rental estimate: \$600-\$620 p.w.- Year of construction: 2006- EER: 4 stars