

1328/15 Bowes Street, Phillip, ACT 2606



Unit For Sale

Thursday, 10 August 2023

1328/15 Bowes Street, Phillip, ACT 2606

Bedrooms: 1

Bathrooms: 1

Parkings: 1

Type: Unit



Nathan Wood
0432228630

By Negotiation

Presenting a fantastic opportunity for investors to secure this lovely property on the 13th floor, in the Grand Central Towers complex. Featuring stylish modern finishes this building was completed in 2021 and feels like new. A new fixed term lease is in place for the next 12 months and the tenant is enjoying the comfort and conveniences of this generous one bedroom apartment. The property's layout includes a galley style kitchen, and open plan lounge / dining room. Both the bedroom and the living area have floor to ceiling glass sliding doors with access to the balcony. Conveniently positioned at the heart of Woden Valley, with local amenities including Westfield Woden, local bus interchange and future tram station all within walking distance from the property. This location will be sure to attract great tenants for many years to come. - Fixed term lease in place at \$485 per week until 1st September - Positioned in the modern Grand Central Towers complex - Construction completed in 2021 with ultra modern finishes from the facade to the interiors - Located on the thirteenth floor with both stair and lift access - Comfortable floorplan with floor to ceiling windows in both the living space and bedroom - Modern kitchen with Smeg appliances and stone benches - European style laundry built into the kitchen - Open plan lounge / dining room integrates with the balcony - Split system heating and cooling unit installed in the lounge / dining room - Spacious main bedroom with built-in wardrobes and balcony access - Modern main bathroom with spacious layout and good storage options - Generous covered balcony is great for entertaining all year round - Allocated basement car park and storage cage - Full access to pool, outdoor barbecue area and fully fitted out gym - Fabulous location walking distance to Westfield Woden and all local amenities - Public transport options at your doorstep - Land Tax Approximately \$424 pq - Body Corporate Approximately \$759.72 pq - Rates Approximately \$362 pq