

**139/1 Anthony Rolfe Avenue, Gungahlin, ACT 2912**

**MARQ**

## **Apartment For Sale**

Friday, 22 December 2023

139/1 Anthony Rolfe Avenue, Gungahlin, ACT 2912

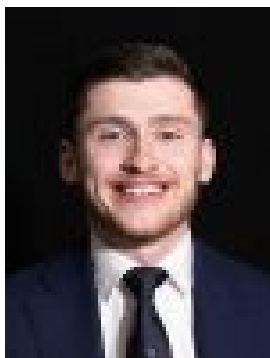
**Bedrooms: 2**

**Bathrooms: 2**

**Parkings: 1**

**Area: 85 m2**

**Type: Apartment**



Sam Taylor

0261238000

**\$435,000 - \$475,000**

Step into a freshly painted oasis where modern elegance meets comfort. The spacious interior is bathed in natural light, thanks to the coveted eastern aspect that graces each room with a warm sunrise glow. Enjoy nice views over Yerrabi Ponds, Gungahlin and the Brindabella Ranges, creating a picturesque backdrop for your daily life. Indulge in the convenience of premium amenities right at your doorstep. Whether you're unwinding by the infinity pool and spa, having a workout in the private gym, or hosting gatherings in the stylish communal spaces, every moment is enriched by the building's luxurious offerings. Just moments to a range of local amenities including the Light Rail and the Gungahlin Town Centre where there are a multitude of bars, restaurants, cafe's and supermarkets offering an ideal lifestyle of convenience. Light filled living area with Eastern aspect for sunny mornings Modern kitchen with stone bench tops, and Fisher & Paykel appliances Living area opens to spacious, cleverly designed balcony with glimpses of Yerrabi Ponds and views over Gungahlin Master bedroom with walk in robe and ensuite Bedroom two with built-in-robe and private Juliet balcony Two wall mounted split systems installed in the living room and master bedroom European style laundry tucked away behind the entrance Situated on the 11th floor with secure lift access Secure basement parking with a storage cage Awesome complex facilities including an infinity pool, spa, indoor gym and dining hall Living 76sqm + Balcony 9sqm