

14/47 Blackall Street, Barton, ACT 2600



Sold Apartment

Monday, 14 August 2023

14/47 Blackall Street, Barton, ACT 2600

Bedrooms: 2

Bathrooms: 2

Parkings: 2

Type: Apartment



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Located in the highly regarded 'Landmark' development, this spacious two-bedroom apartment has panoramic views and is flooded with natural light. Since its completion in 2004 'Landmark' has been one of the most desired developments in Canberra due to its proximity to Lake Burley Griffin, Manuka, Parliament House and the Kingston Foreshore. Its established gardens, gym and BBQ areas also add a sense of community to the precinct which are lacking in many of its more cookie cutter rivals. Landmark apartments have recently seen strong capital growth due to the fact that there is a very limited supply of apartments in the Barton area, yet high demand due to the large workforce within the Parliamentary Triangle. This makes it very popular with both owner occupiers or tenants who are looking to walk to work, with this property being able to fetch a stable and high rental return. This unique apartment is set over two levels and therefore is great for noise insulation. The functional kitchen offers plenty of bench and cupboard space and is complemented with open plan living. The living area has floor to ceiling windows which offers lots of natural light and access to the balcony, whilst you can bask in all day sun from the terrace that looks over the stunning common gardens. The finishes in the Landmark development have always been a class above and this property with its neutral colour scheme is the best of the options which were offered off the plan. The kitchen features granite benchtops, stainless steel SMEG appliances, hidden microwave slot and all furniture featured throughout can be sold with the property for the ease of the new buyers moving plans. In Summary: - Large 93m² internal floor plan - North facing and flooded with natural light - Stunning views over the common gardens - Located within walking distance to Manuka, Kingston, Lake Burley Griffin and the Parliamentary Triangle - Two car spaces + storage cage - Gym + BBQ areas in the complex Figure Summary (all approx.) • Built: 2004 • Living: 93m² • Balcony: 18m² • Parking: 28m² • Storage: 7m² • Body Corporate: \$1388.31 (p.q.) • General Rates: \$765 (p.q.) • Water & Sewerage: 175.00 (p.q.)