

15/2 Kerridge Street, Kingston, ACT 2604

home by holly

Apartment For Sale

Friday, 20 October 2023

15/2 Kerridge Street, Kingston, ACT 2604

Bedrooms: 1

Bathrooms: 1

Parkings: 1

Type: Apartment



Jenny McReynolds
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\$495,000

This one-bedroom apartment is enviably positioned within only a short stroll of Lake Burley Griffin and nestled within the flashy Kingston Foreshore precinct. You are just moments from the parliamentary triangle and the CBD along with an array of entertainment, cultural offerings and the unique historic and energetic soul of Kingston and Manuka. With a gorgeous light filled interior, neutral tonings and spacious open plan living, the home radiates elegant simplicity and opens to a quaint courtyard with views across grasslands and out to the wetlands. The open living, dining, kitchen is airy and light with high ceilings and black framed picture windows, capturing beautiful gardens that feature a trio of ginkgo trees. Glass sliders merge to the sunny courtyard, rich in organic materials, with raw brick walls and warm timber decking. An iron gate gifts direct access to pathways that connect to the adjacent walking and biking trails and wetlands that edge the lake. The kitchen exudes a polished simplicity and cohesion with stone benchtops and banks of sleek minimal cabinetry. Super cute wall hung open shelving is fab for curated display and the tiled splashback is cohesive with the art deco industrial stylings of the bathroom with its striking floor to ceiling subway tiling and black framed open shower. Sliding doors can be opened fully connecting the bedroom to the social space or closed for privacy as required. Expansive glazing welcomes light and nature into the room and gifts an easy merge to the courtyard. We love the beautiful, dropped lantern lighting and the rusted iron sculptures that float moodily above soft lawns and paved arenas. Playful concrete seating and geometric borders edge a cornucopia of lush plantings. This wonderful central hub gifts a leafy private domain for relaxing solo, communing with family and friends and connecting with community. The award-winning Prince building was designed by Architectus and employs a mix of painted brick, including "Capital Red" which pays homage to the iconic red bricks forged at Yarralumla brickworks and utilised in many of the early buildings of Canberra. This refined development with its marbled patterned foyer and golden lifts reminiscent of 1920s art deco design, feels congruent with the mood of the foreshore, notable for its striking modern buildings and panoramic water frontage. Kingston is famous for its lovely combo of old and new - original homes, new apartments, old school restaurants and pubs, contemporary waterfront development and brand-new shopping precinct - offering a plethora of unique shopping, eating, drinking and entertainment experiences. Old Kingston is home to the famous Silo Cafe, The Durham Castle Arms, Bus Depot Markets and Canberra Glassworks. There are scenic paths through Jerrabomberra Wetlands and out to the Dairy Rd Precinct, home to Capital Brewing Co and an array of independent businesses. With easy access to transport, choice of public and private schools, the home, is also just a stone's throw from Capital Hill and the CBD. .features.stylish ground floor, one-bedroom apartment set on Kingston Foreshore. part of the sought after architecturally designed and award winning Prince development. stunning entry foyer that pays homage to elegant buildings of the 1920s and '30s. centred around beautiful private gardens fostering social connection and community. gorgeous North-East aspect onto gardens, grasslands and across to the wetlands .wonderful urban lifestyle within the heart of the dynamic inner-south, within walking distance to an array of café's, restaurants, bars..open plan living, dining, kitchen flowing to the sunny courtyard. sleek kitchen with stone benchtops, subway tiling splashback and ample storage, including open shelving and a full height pantry .sleek stainless-steel llve appliances including wall oven, electric cooktop and dishwasher. ideal open sociability from the kitchen through to the dining and living. art deco bathroom with floor to ceiling subway tiling and black framed open shower. large bedroom that drifts to the private courtyard with a wall of built-in-cabinetry. oak timber floors. high ceilings. soft carpet to the bedroom. ducted electric heating. double glazed windows. combo day and night blinds. storage room. European laundry. secure car space with storage cage. secure intercom access EER: 6 Body corporate: \$1,150.00 pq (approx) Rates: \$1,662.00 pa (approx) Land tax: \$1,849.00 pa (approx) The information contained in this advertisement is derived from sources we deem reliable. However; we cannot provide any guarantees or warranties regarding the information supplied. Buyers are encouraged to conduct and rely exclusively on their own enquiries.