

154/1 Anthony Rolfe Avenue, Gungahlin, ACT 2912

AREA SPECIALIST

Sold Unit

Monday, 14 August 2023

154/1 Anthony Rolfe Avenue, Gungahlin, ACT 2912

Bedrooms: 2

Bathrooms: 2

Parkings: 2

Area: 112 m2

Type: Unit



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\$537,500

Modern, luxurious and showcasing awe-inspiring views, this is a spectacular 12th-floor apartment that you won't want to miss. Walls of windows and glass sliding doors frame the west-facing outlook over the Brindabella Mountains and Yerrabi Pond while also offering breathtaking sunset vistas as you host guests on the balcony. The heart of the home will be the open-plan kitchen, dining and lounge with air-conditioning and an effortless indoor-outdoor flow. The generous layout boasts two bedrooms and two bathrooms including the air-conditioned master suite with a private balcony, a walk-through robe and a luxe ensuite. Stone benchtops, ample storage and a dishwasher are all yours in the kitchen while the open design is ideal for entertaining. Residents of the renowned Infinity Towers enjoy access to a gym, infinity pool and spa along with secure parking, barbeque areas and lift access. Everything the Gungahlin town centre has to offer is at your fingertips including public transport links, bustling shops, restaurants and so much more. Living size: 95m² Balcony: 13m² Balcony 4m² Year built: 2018 Body corporate: \$1,144 per quarter Fixed lease in place until 11/2023 Rented @ \$572 per week Rates approx. \$384 per quarter Depreciation Schedule available upon request* Located on the 12th floor* Gorgeous views over Gungahlin and to the Brindabellas* Large spacious living area* 2 balconies* RC/AC* Good size bedrooms with walk in robe and built in robe* Ensuite* Modern kitchen with quality appliances* 2 secure car spaces with storage cage* Swimming pool and spa with views* Gym, alfresco dining and party area* BBQ and a landscaped podium for residents with friends and family* Main light rail terminal close by* Walk to the Gungahlin Town Centre* Yerrabi Pond at your front door with BBQ areas, walking/bike paths, cafes and restaurants* Easy access to Gundaroo Drive taking you to Belconnen and Barton Highway This property has the following liveability* features. Climate zone: Heating climate: Most of your energy is used to heat your house. Living locally: The living locally feature is centred around the location of the home relative to the local community and what services that community has to offer. This includes being close to cafes, markets, cultural events, green spaces like parks and community gardens. When these resources are close to home you're able to drive less, take public transport, walk or cycle, these are important for health and helps you to reduce costs. Liveability is about finding or creating your best home: healthy, efficient, comfortable and connected to community. Liveability features are property features which offer the potential for reduced running costs and increased comfort if used correctly by the occupants.