

16/18 Batman Street, Braddon, ACT 2612



Unit For Sale

Wednesday, 7 February 2024

16/18 Batman Street, Braddon, ACT 2612

Bedrooms: 2

Bathrooms: 2

Parkings: 2

Area: 90 m2

Type: Unit



Kathy Komar
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Auction

Discover city living at its finest in this spacious 2-bedroom apartment nestled on a tranquil, leafy street within walking distance to the vibrant Braddon precinct. Boasting a prime location, this residence offers the perfect blend of urban convenience and serene surroundings. Step into luxury with a designer kitchen featuring top-of-the-line Bosch appliances, perfect for culinary enthusiasts and entertainers alike. The apartment is adorned with new carpet throughout and freshly painted walls, exuding a sense of modern elegance. Ideal for remote work or study, a dedicated study nook provides a quiet space for productivity. The generously sized bedrooms feature built-in robes, with the master bedroom enjoying the added luxury of an ensuite. Natural light floods the open-plan kitchen, dining, and living area, creating a welcoming atmosphere for relaxation and social gatherings. Step outside to the spacious balcony, seamlessly extending the living area and providing an ideal space for entertaining or unwinding amidst the treescape views. The European laundry, complete with a dryer, adds convenience to your daily routine. With two secure car parks included, parking is never a worry in this sought-after locale. Indulge in the best of city living while enjoying the tranquility of a quiet neighborhood. With bustling Braddon just a short stroll away, you'll have an array of restaurants, pubs, and coffee shops at your doorstep.

Features:

- Spacious 2-bedroom apartment in a quiet, leafy street
- Designer kitchen with quality Bosch appliances
- New carpet and freshly painted throughout
- Study nook ideal for remote work or study
- Spacious bedrooms with built-in robes; ensuite in master
- R/C Heating and cooling
- European laundry with included dryer
- Spacious balcony extending the living area
- Open-plan kitchen, dining, and living with ample natural light
- Two secure car parks
- Walking distance to bustling Braddon precinct
- Walking distance to City Centre
- Across the road from Gormon Arts Centre

House size: 90sqm Rates: \$2,400 Land Tax: \$3026 (if rented only) Strata: \$1,587 per quarter

Disclaimer: All information contained herein is gathered from external sources we consider to be reliable. However, we cannot guarantee or give any warranty about the information provided. Interested parties must solely rely on their own enquiries and satisfy themselves in all respects.