

16/2-4 Leichhardt Street, Griffith, ACT 2603

maloneys

Apartment For Sale

Thursday, 1 February 2024

16/2-4 Leichhardt Street, Griffith, ACT 2603

Bedrooms: 3

Bathrooms: 2

Parkings: 1

Type: Apartment



Moira Maloney
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\$975,000 Plus

Discover the epitome of contemporary living in this stylish three-bedroom apartment, in the sought-after and tightly held 'Domain' complex in Griffith. Boasting a fantastic location with leafy outlooks this residence is conveniently located one block from the vibrant Kingston shops, cafes, and restaurants. The interior of this home features spacious living areas, timber flooring and a designer kitchen that beckons culinary enthusiasts. The three well-proportioned bedrooms include a Master Suite with walk-in robe and ensuite. Weekend activities beckon with leisurely strolls to the nearby Kingston and Manuka precincts, where an array of shops, cafes, and restaurants await. Explore the Old Bus Depot Markets, soak in the creativity at the Glassworks, or unwind by the shores of Lake Burley Griffin—all within minutes of your doorstep. This stylish apartment situates you in proximity to the Parliamentary Triangle, Blue Ribbon schools, abundant parks and other cultural or recreational amenities. Whether you are an investor seeking a lucrative opportunity or an owner-occupier longing for a central abode, this property is not to be missed. The generously sized covered balcony, facing north ensures year-round enjoyment, while the large second bathroom with shower and separate bath complements the practicality and convenience of this home. Additional features include lift and security-controlled access with video intercom, reverse cycle heating and cooling, an internal laundry, separate secure storage, and secure parking for one car. Built in 2000, this home is offered with vacant possession, and presents an exceptional opportunity to either live in or invest in one of Griffith's finest residences. Don't miss the chance to make this your home in the heart of the ever-popular Inner South.

Property Highlights:- Northern corner, first floor position- Versatile 3 bedroom or 2 bedroom plus study design- Part of the tightly held 'The Domain' complex- Boutique development- Newly painted- Timber flooring throughout- Extensive use of glass to living areas- Open plan kitchen, living and dining- Kitchen equipped with granite bench tops, and Smeg and Bosch appliances - Bath in main bathroom- Double sliding doors open to large entertaining balcony

Property Details:Rates: \$733.00 per quarter Land Tax: \$959.35 per quarter Body Corporate Fees: \$1737.12 per quarter Unit Plan: 1811 Year Built: 2000 Number in Complex: 25 Size of apartment: 116m² plus Balcony: 10m²

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