

17/5 Kerridge Street, Kingston, ACT 2604



Apartment For Sale

Friday, 12 April 2024

17/5 Kerridge Street, Kingston, ACT 2604

Bedrooms: 1

Bathrooms: 1

Parkings: 1

Area: 61 m2

Type: Apartment



Stuart Dovers

Auction

17/5 Kerridge St Kingston offers a fantastic mix of style, location, amazing potential yield as an investment property, and available now for sale! The home - Set in the Azure complex, with a Easterly aspect, the home is accessed via stairs or large central lift. 61sqm of living encompassing a well spaced kitchen, large lounge area, bedroom and stylish bathroom and balcony, it is a great option for those looking for comfort and low maintenance. The kitchen offers stone benchtops, lots of storage, large integrated fridge, as well as all the modern appliances. The living room allows natural light to stream in through the double glazed windows with electronic blind controls, and plenty of space for the home entertainment system, lounge, study and dining table. With direct access to the balcony and eastern aspect, the bedroom is the perfect place to wake up on a Sunday morning - enjoy the light, walks to the Jerrabomberra Wetlands and Kingston Foreshore cafes, shops and markets. The bathroom has all the requirements you'll need, built around style, comfort and durability, and a large wash closet finish off the interior of this beautiful home. The top floor of the building offers plenty of seating and BBQ for residents to use with simply cracking views, and the basement offers a secure carpark and storage cage. The Investment - This would make an excellent investment to add to your portfolio. The furnished 1bed rentals in Kingston have had a great uptake this year in particular, and we'll happily provide a 'Rental Comparison' supporting weekly rent of above \$600/week. The home will be sold as 'vacant-possession' (so no ongoing tenants to worry about, we can just start fresh) but has achieved constant returns of well above \$600/week. The location - Kingston Foreshore holds the record for the most in demand suburb in Canberra, and it looks like this will continue well into the future. For some its the easy access to centres of business and politics, others the proximity to defence headquarters, while others love being surrounded by water and walking through the Wetlands in the morning before getting breakfast and looking out over the lake. Whatever the reason you love the area call us today to arrange your viewing!