

# 189/15 Mower Place, Phillip, ACT 2606



## Unit For Sale

Saturday, 24 February 2024

189/15 Mower Place, Phillip, ACT 2606

Bedrooms: 2

Bathrooms: 2

Parkings: 2

Area: 81 m2

Type: Unit



Obi Shadmaan

0423980763

## Offers Over \$589,000

Indulge in the epitome of modern living at 189/15 Mower Place, Phillip. This top floor 2 bedroom, 2 bathroom apartment offers a quality lifestyle and unparalleled convenience. Located in a sought-after development built by Milin, this residence is a harmonious blend of contemporary design and strategic positioning. Step into a world of sophistication with new flooring and fresh paint that enhance the modern allure of this apartment. The open-plan living area provides a spacious and versatile environment, complemented by plantation shutters that add a touch of charm. The segregated master bedroom boasts an ensuite and walk-in robe, ensuring a perfect blend of comfort and style. Enjoy the convenience of two side by side carspaces and large storage unit in the development's basement with direct internal access to your home. The fixtures and fittings ensure a balance of functionality and aesthetics, while the segregated bedrooms and two balconies offer privacy for peaceful retreats. Immerse yourself in the vibrant lifestyle of the Woden shopping precinct, restaurants, cafes, and public transport just steps away. The nearby tram line and main stop offer seamless connectivity, adding to the overall appeal of this fantastic property. It's easy to see that this apartment is at the centre of everything and makes for a desirable first home or investment opportunity.

The Perks:

- 2 bed, 2 bath, 2 car design
- Wilara development built by Milin
- Top floor with high ceilings
- Perfectly positioned on the top corner of the block with north-facing pool views
- Large bedrooms, the master with ensuite and walk in robe
- Two balconies
- Reverse cycle air-conditioning systems x 2
- Kitchen with stone benchtops, electric stove, oven, dishwasher, breakfast bar and ample bench and storage space
- Stainless steel appliances
- Full height tiling in bathroom
- Two side by side basement carspaces with large storage cage
- Resort style amenities including gymnasium, pool and BBQ
- Walking distance to Westfield Shopping Centre, Bus and Tram Interchanges Southern Cross and Hellenic Clubs, Canberra Hospital, shops, cafes, restaurants and bars

The Numbers:

- Living area: 81m<sup>2</sup>
- Balconies: 9m<sup>2</sup> and 9m<sup>2</sup>
- Strata: \$1,534 p.q.
- Year of build: 2015
- EER: 6 stars