

**19/24 Harry Chan Avenue, Darwin City, NT 0800**

**CENTRAL**

**Sold Apartment**

Monday, 14 August 2023

19/24 Harry Chan Avenue, Darwin City, NT 0800

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Type: Apartment**

**\$470,000**

Basking in the cool sea breezes and stunning ocean views, this fourth floor property offers a luxurious lifestyle in the heart of Darwin's thriving CBD. A modern complex that has been recently repainted throughout and offers garage parking along with storage room, swimming pool, gym, intercom and elevator access – there are a lot of perks with this inner-city pad. Inside the home is a large home office / study with built in storage space and plenty of room to add in a bench or desk. Expansive open plan living and dining areas have tiled flooring underfoot and twin sliding doors in each the living and dining room that open onto the balcony and frame the ocean views. The balcony enjoys a towering vantage point over the tops of the trees and through to the ocean, duck ponds and the city fringes as well. The kitchen is centrally positioned making it easy to entertain whilst preparing a meal or grazing platter. There are banks of built in storage along with a pantry and island bench as well. Each of the three large bedrooms are tucked down the hallway affording them privacy and a quiet retreat. The master includes an ensuite bathroom and all bedrooms have built in robe and A/C. the main bathroom offers a relaxing bath tub with sept W/C and there is an internal laundry room. Located in the heart of Darwin's busy CBD, this relaxed and tropical three bedroom apartment is ideally suited for the investor keen on a low risk portfolio enhancer or the home owner set on a property that requires no maintenance at all. Ideally located on one of the main streets in Darwin City you can walk to nearby shopping outlets for both food or retail, walk to the mall, work or the Esplanade - everything is within reach

- Secluded complex towering on the Avenue with stunning sea views
- Walkway entry for guest use with intercom and elevator access
- Vehicle parking under the complex with elevator and storage locker
- Complex includes a gym and a swimming pool
- Apartment includes a large home office / study area with cupboards
- Expansive open plan living and dining areas with tiled flooring
- Sliding doors from the dining and living room to the balcony
- Balcony basks in the sea views and cool sea breezes
- Kitchen is centrally positioned so entertaining is effortless
- Built in storage plus pantry and island bench in the kitchen
- Master bedroom suite with ensuite bathroom
- All 3 bedrooms include a built in robe and tiled flooring with split A/C
- Main bathroom offers a relaxing bath tub
- Internal laundry room

Council Rates: Approx. \$1600 per annum  
Area Under Title: 217 sqm  
Zoning: CB (Central Business)  
Status: Vacant Possession  
Body Corporate: Ace Body Corporate  
Body Corporate Levies: Approx. \$2288 per quarter  
Vendors Conveyancer: Lawlab  
Settlement period: 45 Days  
Deposit: 10% or variation on request  
Easements as per title: None Found