

2/12 Howitt Street, Kingston, ACT 2604

Apartment For Sale

Saturday, 16 December 2023

2/12 Howitt Street, Kingston, ACT 2604

Bedrooms: 2

Bathrooms: 1

Parkings: 1

Type: Apartment



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\$610,000.00

Nestled in the sought after Howitt Place development, this impeccably presented two bedroom apartment offers the epitome of convenience and style. Located just a minute's stroll from the vibrant Kingston shopping and dining precinct, this residence is a stone's throw away from Kingston Markets, the Manuka Centre, Lake Burley Griffin, and the Parliamentary Triangle. Situated on the ground floor, accessibility is paramount with both a street entrance and internal access. The spacious open plan lounge and dining area offer a touch of elegance with beautiful timber flooring, complemented by a reverse cycle air conditioner for year-round comfort. Enjoy seamless indoor-outdoor living with access to a private paved courtyard, perfect for entertaining or quiet relaxation. The modern kitchen, featuring a convenient servery to the dining area, boasts electric cooking and a dishwasher, catering to both functionality and style. Both bedrooms are generously sized and equipped with mirrored built-in robes, offering ample storage. The main bathroom, conveniently located opposite the bedrooms, impresses with a large shower, vanity, and toilet. A separate laundry nearby, complete with a dryer, adds to the practicality of this residence. For your convenience, a single underground car space accompanies a storage room, ensuring your belongings are securely stowed away. Additional visitor parking is available on the complex grounds.

Key Features:

- Well-presented ground floor apartment in the heart of Kingston
- Two generously sized bedrooms with mirrored built-in robes
- Walking distance to Kingston Shops, dining, and entertainment
- Spacious open plan living areas with attractive timber flooring and a reverse cycle air conditioner
- Private courtyard off the living area with gated access to the street
- Modern kitchen with dishwasher and electric cooking
- Electric heating in the main bedroom
- Stylish bathroom with a large shower and vanity
- Separate laundry with a clothes dryer
- Single underground car space with a storage room
- Visitor parking available on-site

Don't miss the opportunity to secure this desirable apartment, offering lifestyle, convenience, and modern living in the heart of Kingston!

Outgoings (approx.) Strata: \$1,312.75 pq Rates: \$620.00 pq Land Tax: \$796.00 pq (only if rented) Water: \$186.77 pq

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