

2/8 Baudinette Circuit, Bruce, ACT 2617



Apartment For Rent

Saturday, 2 March 2024

2/8 Baudinette Circuit, Bruce, ACT 2617

Bedrooms: 1

Bathrooms: 1

Parkings: 1

Area: 74 m2

Type: Apartment



Emily Marchant
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\$550 per week

Positioned on the ground floor of the stylish Verve complex in Bruce, this fully furnished one bedroom apartment is modern, immaculately maintained and packed with unique features. Boasting 74sqm of internal living space and a huge 100sqm wrap-around private courtyard, apartment living has never felt so spacious. This is the biggest one bedroom apartment at Verve and has more than double the courtyard space of any other unit. The internal layout takes full advantage of the courtyard by incorporating floor-to-ceiling glass sliding doors (with added security film for safety) in both the living area and bedroom. Whilst the apartment has been owner-occupied since it was purchased off-the-plan, it was originally marketed as wheelchair accessible, featuring wider doors and a larger bedroom, bathroom, entry, kitchen and living area than almost all other one bedroom apartments in Canberra. There is also an enormous amount of storage space, with deep cupboards lining the entire entrance hallway, a built in wardrobe in the bedroom with mirrored doors, coat closet, plenty of kitchen cupboards with a tall pantry cupboard, separate laundry, allocated storage space in the carpark, and even a shed in the courtyard! The car space in the secure basement carpark is also 1.5x wider than normal and conveniently located directly opposite the lift. When it comes to location, this apartment really does tick all the boxes. It is within walking distance to the University of Canberra, Bruce CIT, Calvary Hospital, Radford College, GIO Stadium Canberra, AIS, Lake Ginninderra and Belconnen Town Centre. Canberra's main arterial roads are easily accessible, and the closest bus stop is less than 2 minutes walk away (includes rapid services direct to Canberra CBD or Belconnen Town Centre). The apartment is fully furnished including new whitegoods, ready for you to move into 25th March 2024. The Verve complex is a well maintained, modern complex with lovely landscaping, a beautiful pool to enjoy during the hot summer months, and a sheltered BBQ area. Features:-
- Fully furnished
- 1 Bedroom, 1 Bathroom, 1 Car Space
- 74sqm of internal living and 100sqm private courtyard
- Blanco cooktop, oven and dishwasher
- New Fisher & Paykel fridge and washing machine
- New panel blinds and curtains
- Study desk
- Plenty of storage
If you are looking for a large apartment, perfect for outdoor entertaining, please book an inspection and secure your spot as a tenant. Contact Emily at emily@crowthers.com.au or call on 0439 494 857. *The property is exempt from the Minimum Ceiling Insulation Standards. To apply for the property click 'Submit Application' or click 'Apply Online'.
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