

20/22 Canberra Avenue, Forrest, ACT 2603

Sold Other

Friday, 11 August 2023

20/22 Canberra Avenue, Forrest, ACT 2603

Bedrooms: 1

Bathrooms: 1

Parkings: 1

Type: Other



Nick Purnell
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Sam Werry
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\$570,000

Perfectly positioned halfway between Manuka and Parliament House, this split level one-bedroom apartment offers the best lifestyle possible in Canberra. You will be at the doorstep of some of Canberra's best eateries and bars which are located in Manuka such as Public and Urban Pantry, the Kingston Foreshore's The Dock, Morks and Molto, Lake Burley Griffin, the Parliamentary Triangle and a short commute to the CBD. Stepping inside you will be immediately impressed by the natural light which floods both the living room and the bedroom as this property is located on the sunny side of the 'Dominion Residences'. The kitchen has ample cupboard space and top of the line appliances. The finishes at this property are as good as it gets. The property is currently vacant but has rented for \$550 per week in the past if you are an investor. If you are an owner occupier, this is an opportunity to secure a home in one of Canberra's best located and constructed buildings. Summary:- Flooded with natural light through large double-glazed windows- Microwave, washing machine, dryer and fridge are all included- Ducted reverse cycle heating and cooling- Secure building with intercom- Premium lifestyle offering- Walk to work in the Parliamentary Triangle- 64m² internally & 11m² of balcony space Figure summary (all approx.): - Body corporate: \$1066p.q - General rates: \$500p.q - Land tax: \$618p.q (if let) - Water & sewerage: \$170p.q - Built in 2019