

# 212/2 Terry Connolly Street, Coombs, ACT 2611

## Unit For Sale

Tuesday, 11 June 2024

212/2 Terry Connolly Street, Coombs, ACT 2611

**Bedrooms: 1**

**Bathrooms: 1**

**Parkings: 1**

**Area: 50 m2**

**Type: Unit**



Andrew Metcalf



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**\$415,000+**

Welcome to a lifestyle of luxury within the sought after Molonglo Falls development. Offering unparalleled comfort and convenience, this newly built apartment awaits you. Enter the open-plan living area flooded with natural light and accented with beautiful timber-look floor tiling. Flow across to the well-equipped kitchen including high quality appliances, 20mm stone benchtop and extensive storage. Retreat to the comfortably sized bedroom complete with built-in robes, offering ample storage solutions. The modern and stylish bathroom adds a touch of opulence with its intelligent design. Step through sliding doors into the charming enclosed winter garden, adding to the year-round liveability. Enjoy the serene ambiance of the complex when entering into the open-air atrium, a captivating water feature at its heart. Savour the amenities including event spaces, a Zen Garden, children's play space, private resident lounges, rooftop cinema and shared garden. Situated in the heart of the Molonglo Valley, this apartment offers convenience with proximity to Woolworths Metro, Stromlo Leisure Centre, and bus stops for easy access to the City or Woden. The Coombs shops are only a short stroll away, with its array of cafes and shops adding to the level of convenience. Contact us to arrange an inspection and experience the Molonglo Falls difference! EER: 6 Living Size: 50m<sup>2</sup> (approx.) Winter garden Size: 6m<sup>2</sup> (approx.) Rates: \$370 p.q (approx.) Body Corporate: \$599 p.q (approx.) Built: 2023