

# 243/1 Anthony Rolfe Avenue, Gungahlin, ACT 2912

## Sold Unit

Thursday, 10 August 2023

243/1 Anthony Rolfe Avenue, Gungahlin, ACT 2912

**Bedrooms: 1**

**Bathrooms: 1**

**Parkings: 1**

**Type: Unit**



Michael Wang  
0402552186

**\$345,000**

You will love this spacious apartment at Infinity Towers that has more than the usual with sunny easterly aspect, a separate study nook and is vacant for your immediate enjoyment. The modern decor includes larger than usual main bedroom and plenty of storage. The work saving kitchen has ample stone bench tops, stainless steel appliances and dishwasher. From the generous living area, glass sliding doors lead onto the large courtyard size balcony for outdoor relaxation. Other benefits include same floor access to the resort style infinity pool and the Alfresco room. You will also enjoy being a pleasant walk to the Light Rail Stop at the Gungahlin Town Centre making the city a convenient rail trip away and freeing you from carparking hassles and expenses. For a relaxing walk head to the nearby Yerrabi Pond Park where you can feed the ducks or shoot some basketball. Key numbers: All approx. • Living area: 65 m<sup>2</sup> • Courtyard balcony: 31 m<sup>2</sup> • Total area: 96 m<sup>2</sup> • Rates: \$1,468 pa • Land tax: \$1,703 pa (Investors only) • Strata fees: \$3,403 pa • Rental estimate: \$475 pw. • Age of building: 5 years