

25/14-16 New South Wales Crescent, Forrest, ACT 2603



Sold Apartment

Friday, 29 September 2023

25/14-16 New South Wales Crescent, Forrest, ACT 2603

Bedrooms: 2

Bathrooms: 2

Parkings: 2

Type: Apartment

\$772,000

This stunning two-bedroom, two-bathroom apartment offers a truly luxurious living experience. Located in one of Canberra's most sought-after suburbs, this property boasts an array of features that are sure to impress even the most discerning buyer. Situated close to the vibrant Manuka shops and cafes, residents of Evolve can enjoy the convenience of having some of Canberra's finest dining and shopping options right at their doorstep. Whether you're in the mood for a leisurely brunch or an evening of fine dining, Manuka offers a diverse range of culinary delights to satisfy every palate. In addition to the bustling social scene, residents can also take advantage of the nearby Forrest pool and sporting facilities, perfect for those seeking an active lifestyle. Step inside this immaculate apartment and be greeted by a sense of modern elegance. With 81 square meters of internal living space, there is plenty of room to relax and entertain. The open plan layout seamlessly connects the living, dining, and kitchen areas, creating a spacious and inviting atmosphere. The kitchen itself is a chef's dream, featuring top-of-the-line appliances, ample storage space, and sleek stone countertops. One of the standout features of this property is the wrap around 31 square meter balcony, situated on the top floor and overlooking a beautiful tree-lined street. Imagine starting your day with a cup of coffee, basking in the morning sun and taking in the peaceful surroundings. This outdoor oasis is the perfect place to unwind after a long day, with enough space for al fresco dining or simply enjoying a glass of wine as the sun sets. The internal features of this apartment have been thoughtfully modernised to ensure maximum comfort and convenience. Both bedrooms are generously sized and offer built-in wardrobes, providing ample storage space. The master bedroom features a luxurious ensuite bathroom, complete with a double vanity and floor-to-ceiling tiles. The second bathroom is equally as stylish and boasts a sleek design. Features of this apartment -- Stylish open plan combined living space with sliding glass door to balcony- State of the art kitchen and integrated fridge, good serving and storage space- Sizeable master bedroom with walk in robe and ensuite bathroom- Hideaway laundry- Reverse cycle heating and cooling- Wrap around balcony - Secure car parking space plus storage cage Internal living 81m² (approx.) Balcony size 31m² (approx.) Rates \$2,490.81 per annum (approx.) Land Tax \$3,147.26 per annum (approx.) Body Corporate \$6,900 per annum (approx.) Rental estimate \$620-\$640 per week (approx.)