

**25/39 Jerrabomberra Avenue, Narrabundah, ACT
2604**



Sold Apartment

Monday, 14 August 2023

25/39 Jerrabomberra Avenue, Narrabundah, ACT 2604

Bedrooms: 2

Bathrooms: 2

Parkings: 2

Area: 75 m2

Type: Apartment



Chloe Lindbeck
0262959911

Contact agent

Combining location and the lifestyle, this sizeable two-bedroom apartment in the boutique 'Crestwood Gardens' is a fantastic entry-level home for those wanting to seek the Inner South lifestyle or the savvy investor look to bolster their portfolio. Well-presented and spacious, as you enter the home you are greeted with floor to ceiling windows that bathe the open-plan living area with natural light, flowing out onto the large sunny balcony with green vistas overlooking the inner park gardens. Finished in neutral tones, the kitchen is equipped with quality inclusions such as sleek white cabinetry, integrated stainless steel appliances, stone benchtops, ample bench space and storage. The two bedrooms are generous in size, both equipped with built-in robes and the master with a modern ensuite. The bathrooms feature floor to ceiling tiles with white features, as well as vanity storage and a wand showerhead. There is also a handy European laundry area with space for your washer and dryer. Offering the perfect blend of modern comfort, functionality, and privacy, the home is well positioned within the suburb of Narrabundah, with a range of trendy cafes, restaurants and local shopping precincts to choose from as well as close proximity to Red Hill Shops, Red Hill Nature Reserve and arterial roads into the CBD and Woden, this is opportunity is not to be missed. * 2 bedroom, 2 bathroom and 2 car space apartment* Spacious open-plan design flows seamlessly onto sunny balcony* Stunning floor to ceiling windows that overlook green courtyard vistas* Sleek neutral toned modern kitchen with ample bench space/storage* Quality inclusions, including stainless steel appliances and stone benchtops* Spacious main bedroom with large built-in robe and ensuite* Additional well-sized bedroom with built-in robe and separate bathroom* European laundry with space for washing machine and dryer* Located on 1st floor in boutique complex of 70 units/townhouses* Public-school zones of Telopea Park School and Narrabundah College* Short drive to Manuka Village, Narrabundah Shops and Parliamentary Triangle* Astute investment opportunity in high-growth, high tenant demand location Strata: \$1,068pq (approx.)Rates: \$546pq (approx.)Land Tax: \$669pq (approx. if rented out)Whilst all care has been taken to ensure accuracy in the preparation of the particulars herein, no warranty can be given, and interested parties must rely on their own enquiries. This business is independently owned and operated by Belle Property Canberra. ABN 95 611 730 806 trading as Belle Property Canberra.