

**26/5 Sydney Avenue, Barton, ACT 2600**



**Sold Unit**

Tuesday, 15 August 2023

26/5 Sydney Avenue, Barton, ACT 2600

**Bedrooms: 1**

**Bathrooms: 1**

**Parkings: 1**

**Area: 62 m2**

**Type: Unit**



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**\$550,000**

Located in the heart of Barton, 26/5 Sydney Avenue is a modern one-bedroom apartment with luxurious accommodations and an incredible location, with fantastic restaurants, bars and leisure activities at your doorstep. Situated in the Realm Complex, known for its quality apartments and amenities, this airy and light-filled property features a spacious open plan living and dining space, with sliding doors that lead to a private balcony with great views of Sydney Avenue and beyond. The carpeted open plan space features central heating and block out blinds and curtains, providing privacy and comfort. Thanks to its approx. 2.7m high ceilings, the apartment looks and feels even more spacious than other luxury apartments in the area. Highlighted by an attention-grabbing marble stone splashback, the property's modern kitchen features a Miele oven and stove, an integrated Fisher and Paykel dishwasher and custom cabinetry with interior black matte finish that characterises the space. A hallway cupboard provides extra storage; a hideaway laundry area comes with its own dryer. The spacious bathroom features marble stone benchtops, plenty of storage, and mirrored cabinets. The shower space features floor-to-ceiling tiles; the toilet has its own door to offer additional privacy. The apartment offers NBN and television ports. Key to the success and value of this property is its proximity to the best of what Canberra has to offer! The Realm precinct includes a range of lifestyle amenities like a day spa, pool, cafe, restaurants, and an art gallery. The Kingstone Foreshore is a short walk away, as are the Telopea Primary School and High School (100m), the Australian Federal Police College (500m), the Canberra Institute of Technology (2.8km) and the Australian National University (3.9km). With Canberra Centre just 3.7km away and the Canberra Hospital just 4.7km away, shopping and safety are also comfortably within your reach. Don't miss the opportunity to be the king or queen of your domain with this premiere Realm Complex unit.

- \* Luxury one-bedroom, one bathroom apartment
- \* Airy open plan living and dining space with sliding doors to balcony
- \* Modern designer kitchen with top-name appliances and plenty of storage
- \* Carpeted bedroom, mirrored built-in robes and sliding doors to balcony
- \* Includes one allocated basement parking space and storage unit
- \* Luxury bathroom with floor-to-ceiling tiled shower, toilet and storage
- \* Reverse cycle heating and cooling, hideaway laundry with dryer
- \* Sliding glass doors leading to balcony with great views of Sydney Avenue
- \* Currently rented on a period lease at \$550 per week

Strata: \$1,370pq (approx) 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.