

261/1 Anthony Rolfe Avenue, Gungahlin, ACT 2912



Sold Apartment

Monday, 14 August 2023

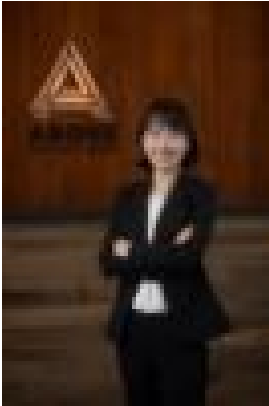
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Bedrooms: 2

Bathrooms: 1

Parkings: 1

Type: Apartment



Joy Cui



Above Sales
0407328269

Contact agent

Positioned on the 7th level with views overlooking the Yarrabi Ponds and beyond, this cleverly designed North-facing two-bedroom apartment receives an abundance of sunlight and offers the ideal combination of style, location and practicality. Residents will enjoy a high level of comfort from top of the range of quality appliances, open-plan kitchen design, reverse cycle AC and double-glazed sliding doors that connect to a private terrace from the living area. The impressive list of amenities comprises recreational areas including; heated infinity swimming pool spa bath, a fully equipped gym with shower amenities and an enclosed alfresco/function room with kitchen and bathroom facilities (can be booked out for functions). Located right in the heart of Gungahlin District, the coveted Infinity apartments provide easy access to Gungahlin Town Centre, local parks, restaurants and cafes, the light rail; all the very best of what Canberra has to offer. This apartment is perfect for First home buyers, owner occupiers and investors with a potential rental estimate of \$540 - \$560 a week. Features Include:

- Large spacious living room combined with kitchen
- Access to the balcony from the living room
- Mountain & lake view
- Decent size bedroom with built-in robe
- Modern kitchen with quality appliances Fisher & Paykel
- One secure car space with storage
- Swimming pool & spa with a view
- Gym, alfresco dining, and party area
- BBQ and a landscaped podium for residents to relax and entertain friends and family
- Light rail stop in the heart of Marketplace

Extra Information:

- EER: 6.0
- Strata: \$968pq
- Rates: \$364pq
- Living Size: 75 sqm