

2704/3 Grazier Lane, Belconnen, ACT 2617



Sold Apartment

Monday, 25 September 2023

2704/3 Grazier Lane, Belconnen, ACT 2617

Bedrooms: 3

Bathrooms: 3

Parkings: 3

Area: 149 m2

Type: Apartment

\$1,125,000

What you see: A spacious and light filled Penthouse with the ultimate in luxury and quality inclusions. What we see: Opulence, sophistication and convenience. See more: Luxury Penthouse Apartment on the 27th floor of High Society 270 degree views to Black Mountain Tower South/East Orientation Spacious open plan living area with 3 meter high ceilings Entertainers kitchen with 50mm stone benchtops & large island bench with waterfall edges & pendant lighting Soft close joinery Integrated SMEG Dishwasher, Fridge & Freezer Wine Chiller 90mm SMEG Induction Cooktop SMEG Oven & Microwave Laundry Room/Butlers Pantry Tiled Winter Garden Main bedroom with walk-in-robe & en-suite with bath tub Bedroom 2 with walk-in-robe & en-suite Bedroom 3 with built-in-robe Bathrooms with full height tiling, mirrored shaving cabinets & integrated toilets Timber flooring throughout living areas & carpeted bedrooms Double glazed floor to ceiling windows with Sheer Wave Curtains Ducted heating & cooling Energy Efficient LED Lighting with Dimmers Ample storage throughout Complex amenities include gym, outdoor pool & spa, sauna, cinema, library, wine cellar, kitchen, dining areas & more Woolworths Metro, cafes & clubs at your doorstep 5 min walk to Westfield Belconnen 5 min drive to the University of Canberra 8 min drive to the Australian National University 15 min drive to Parliament House 15 min drive to Canberra Centre Living: 149m² Winter Garden: 12m² Total: 161m² EER: 5.4 Built: 2020 Strata: \$3,103 per quarter Rates: \$1,335 per annum Land Tax: \$1,535 per annum (only applicable if rented) Rental Income Estimate: \$930 - \$980 per week Disclaimer: The above figures are approximate only. The material and information contained within this marketing is for general information purposes only. HIVE Property does not accept responsibility and disclaim all liabilities regarding any errors or inaccuracies contained herein. You should not rely upon this material as a basis for making any formal decisions. We recommend all interested parties to make further enquiries.