

**276/12 Limburg Way, Greenway, ACT 2900**



**Sold Apartment**

Friday, 11 August 2023

276/12 Limburg Way, Greenway, ACT 2900

**Bedrooms: 2**

**Bathrooms: 2**

**Parkings: 2**

**Type: Apartment**



**Matt Shipard**

0408218179

**\$540,000**

What you see: Your new home or next investment? The benefits of a great location and an apartment that was designed when size mattered. What we see: Everything you'll need and more. See more: North-West facing top floor apartment Located within the SQ1 complex Spacious open plan kitchen/living area Kitchen featuring 20mm stone benchtops and walk-in pantry Master bedroom includes BIR and ensuite Additional bedroom includes BIR European laundry with washer and dryer combination Split system heating and cooling Expansive balcony Two secure side by side allocated car spaces Storage cage Within 2 minutes' walk to Lake Tuggeranong Within 10 minutes' walk to Tuggeranong Shopping Centre Within 4 minutes' drive to Pine Island Within 15 minutes' drive to Woden Town Centre Living: 76m<sup>2</sup> Balcony: 42m<sup>2</sup> Built: 2017 EER: 6.0 Rates: \$1,283 p.a Land tax: \$1,444 p.a Body corporate fees: \$3,707 p.a Rental Appraisal: \$500-\$550 pw 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.