

28/2 Sapling Street, Harrison, ACT 2914



Unit For Sale

Saturday, 13 April 2024

28/2 Sapling Street, Harrison, ACT 2914

Bedrooms: 1

Bathrooms: 1

Parkings: 1

Area: 72 m2

Type: Unit



Maxwell Jensen
0402778603

\$395,000+

Nestled in the vibrant heart of Harrison, this spacious 1-bedroom apartment redefines modern living with its generous proportions and impeccable finishes. Boasting an expansive 72m² of internal living space, this residence offers unparalleled size and versatility. The addition of a multipurpose room opens up a world of possibilities, whether it's utilized as a second living area, study, or even converted into a bedroom, thanks to its corner position with a window. Light floods into the apartment year-round, courtesy of its coveted corner location, granting windows on three sides—a rare feature that enhances the sense of openness and brightness within. The master bedroom is adorned with large mirrored wardrobes, while the bathroom, complete with an inbuilt laundry without compromising on space. Step outside to the north-facing balcony, a tranquil retreat perfect for enjoying a morning coffee or cultivating a lush urban oasis with vibrant plants. Inside, two linen cupboards and ample storage solutions cater to every organizational need, ensuring a clutter-free living environment. The kitchen, surprisingly spacious for a 1-bedroom layout, impresses with its abundance of storage and modern design, perfect for cooking for family and friends. Beyond the confines of this remarkable apartment lies a prime location, with a tram stop conveniently located just across the road and Woolworths in Franklin a mere 5 minutes away. Enjoy easy access to an array of amenities, making daily errands and leisure pursuits a breeze. Whether you're a first-time buyer seeking an ideal entry into the market or an investor looking to enhance your portfolio, this property offers an exceptional opportunity not to be missed. Features North facing Large modern kitchen Reverse cycle heating and cooling system Large bathroom Modern kitchen appliances Large built-in wardrobe in the master bedroom Huge multi-purpose room Abundance of storage Secure underground parking 72m² of Internal Living Rates: \$1,698.28 p.a. approx. Land Tax: \$2,040.79 pa approx. Body Corporate: \$834.80 pq approx EER: 6.0 All information contained herein is gathered from sources we consider to be reliable. However, we cannot guarantee or give any warranty about the information provided. Interested parties must solely rely on their own enquiries.