

29/5 Burnie Street, Lyons, ACT 2606

ARCHER

Apartment For Sale

Friday, 19 January 2024

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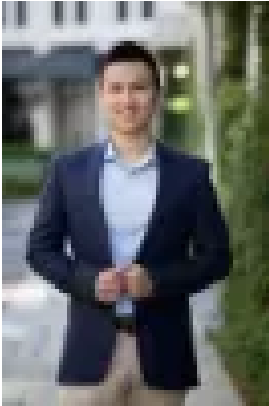
Bedrooms: 2

Bathrooms: 2

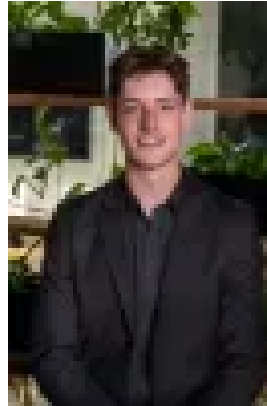
Parkings: 1

Area: 118 m2

Type: Apartment



Alex Wang
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Benjamin Bailey
0262625232

\$619,000+

Nestled in the heart of the vibrant Woden Valley, this ground-level apartment in the "Sorell" complex offers an unbeatable location. Just a stone's throw from Westfield Woden, Canberra Hospital, government offices, and a variety of dining and educational establishments, convenience is at your doorstep. Public transport is easily accessible, ensuring seamless connectivity to the wider city. The apartment itself is a testament to modern living with a spacious design. It features an expansive living and dining area that seamlessly flows into a large courtyard, creates the perfect backdrop for those with a green thumb, social hosts, or families in search of a safe playground for kids and pets.. Each of the two large bedrooms is equipped with built-in wardrobes. The apartment has been freshly painted throughout, giving it a bright and welcoming feel. The modern open-plan kitchen is a chef's delight, equipped with stone countertops, high-quality AEG stainless steel appliances, and abundant pantry storage. This property presents an extraordinary opportunity for those looking to downsize, step into homeownership for the first time, or savvy investors. Revel in the convenience and buzz of Woden Westfield. Don't miss this rare opportunity - contact us to learn more and schedule your viewing today!

Features:

- Living 90 m² + Courtyard 28 m²
- Ground level with large courtyard
- Open plan living and dining area
- High Ceiling
- Double Glazing windows and sliding doors
- Stainless Steel Appliance
- Both bedrooms with built-in wardrobes
- Full height tiles in bathroom and ensuit
- R/C Air condition
- Secure car parks with storage unit
- European-style laundry including dryer
- Swimming pool and BBQ area

Particulars (all approx.)
Year Built: 2014
Strata: \$1,537/quarter
Rates: \$/quarter
Rental Estimate: \$590/week
EER: 6.0

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