

3/19 De Burgh Street, Lyneham, ACT 2602

home by holly

Sold Apartment

Sunday, 13 August 2023

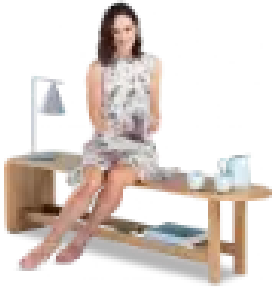
3/19 De Burgh Street, Lyneham, ACT 2602

Bedrooms: 2

Bathrooms: 2

Parkings: 2

Type: Apartment



Ash Costello
0491850701



Sally Strang + Ash Costello
0491850701

\$650,000

#soldbyash #soldbysally \$650,000 Glass sliders allow easy drift to patio and timber decking, forging an ideal indoor-outdoor relationship. Doors can be flung open to welcome cross breezes, sunshine...inviting a vivid sense of connection with the garden and easy flow for entertaining. Tall rectangular windows frame garden views at every turn and the perfect northern orientation imbues the central core of the home with a warming continuity of daylight. Ideally located in the heart of the inner-north, this sunny two-bedroom apartment has a soothing laid-back, minimal appeal. The home occupies a lovely position, just around the corner from parklands, a few steps from the light rail and handy to the CBD. Steeped in leafy quietude yet desirably urbane, De Burgh Street is handy to an array of independent eating, drinking, and shopping opportunities, it really is the best of both worlds. The lightly schemed form with its handsome vertical lines has an appealing grace, floating above the verdant green hedging. Open pergola's shelter veranda's, creating a cross hatching of shadows on the rendered walls. A gated path ushers to the dramatic towering portico that shelters the formal entryway. Within, the paired back palette of warm whites, marries with native spotted gum floors. The theme is continuous within the crisp white kitchen, and both bathrooms which are minimally appointed in all white with sleek chrome, and a simple ribbon of earthy mosaic. The effect is all Nordic tranquillity...the perfect backdrop for chosen art, treasured objects, and personal stylings. We love the in-built shelving that wraps around the corner wall within the living area, creating a wonderful home library and gifting a warm focal point. A perfect spatial arrangement sees two peaceful bedrooms privately occupying the southern end of the home and overlooking lush, landscaped gardens. Both bedrooms have built-in-robos for seamless storage. The master with contemporary ensuite and the second bedroom adjacent to a wonderful family bathroom. Banks of storage, white tile splashback, generous granite benchtops with breakfast bar, feature within the sleek, utilitarian kitchen. There is a wonderful social communion with the dining space, flowing to a layering of outdoor spaces. Think private retreat with coffee on the patio or relaxing deck side with family and friends. Green walls enclose and established trees shelter and shade. A garden gate ushers to gorgeous communal gardens, dotted with flowering bottlebrush. The central locale of this beautiful inner north suburb connects you to the independent eateries and bars of O'Connor and Ainslie shops, and the Braddon and Dickson precincts. The home is not far from Lyneham shops and the iconic Tilley's for long brunches and the occasional live Jazz on Saturday evenings and The Front for great coffee. The home is handy to transport including the light rail, connecting you to the whole of Canberra. Ample green spaces, shared bike and walking paths, wetlands, and beautiful street trees create a tranquil village experience, just a stone's throw from the CBD and ANU. .features.sunny two-bedroom ground floor apartment in the coveted inner-north suburb of Lyneham.immaculate boutique development of six.north facing open living.native spotted gum flooring.new carpets.freshly painted.master bedroom with ensuite and built-in-robe.ceiling fan to master bedroom.second bedroom with built-in-robe and adjacent to family bathroom.open plan living, dining, kitchen flowing to north facing patio and deck.crisp white kitchen with granite benchtops, stainless steel appliances - new oven and dishwasher.reverse cycle heating and cooling.roman blinds.built-in bookshelves.huge north facing deck with space to entertain family and friends.mature and private gardens.grassed common area with established plantings, beautiful native shrubs.two underground car spaces and lockable storage shed.convenient to transport and light rail.close to Lyneham shops, De Burgh St Neighbourhood playground and Jandura Park.handy to the dynamic Dickson and Braddon precincts.a stone's throw from the ANU and the CBD.rental estimate - \$650 per week approx. EER: 6 Living size: 75m2 approx. Land rates: \$675.42 approx. pq