

**3/2 Edinburgh Avenue, City, ACT 2601**

**PURNELL**  
SINCE 1987

**Apartment For Sale**

Sunday, 10 March 2024

3/2 Edinburgh Avenue, City, ACT 2601

**Bedrooms: 1**

**Bathrooms: 1**

**Parkings: 1**

**Type: Apartment**



Sam Glyde  
0428221300

**\$520,000+**

Nestled within the esteemed "The Metropolitan" building, a Canberra landmark, this one-bedroom apartment offers an enviable location within walking distance to the CBD, legal precinct, Lake Burley Griffin, and the Australian National University. Spanning two floors, the ground level features a well-appointed kitchen with modern electric appliances and a convenient dishwasher. Additionally, there's a supplementary toilet adjacent to the laundry area. The living space opens onto a generously sized courtyard with direct street access, perfect for entertaining or relaxing outdoors. Ascend to the upper level to discover the light-filled bedroom boasting a charming private balcony with picturesque views. The bedroom is complemented by a spacious ensuite and ample storage, ensuring both comfort and convenience. Residents will find this apartment effortlessly accommodating. Residents of "The Metropolitan" can indulge in an array of outstanding amenities, including an indoor lap pool, a fully equipped gymnasium, a rejuvenating sauna, and a communal BBQ area. Experience luxurious living in this vibrant and well-appointed complex.\* Ground floor apartment with street access\* Two story loft style\* Polished concrete floor downstairs\* Powder Room\* Reverse Cycle a/c\* Dishwasher\* Insulating honeycomb blinds\* Outdoor Entertaining Area\* Allocated Car Space in secure car park\* Gym\* Indoor Swimming Pool\* Sauna Fees Body Corporate: \$1,266pq Rates: \$535.41pq Land Tax: \$452pq