

# 302/100 Gungahlin Place, Gungahlin, ACT 2912

STONE

## Sold House

Thursday, 4 April 2024

302/100 Gungahlin Place, Gungahlin, ACT 2912

**Bedrooms: 1**

**Bathrooms: 1**

**Parkings: 1**

**Area: 82 m2**

**Type: House**



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**\$375,000**

Open home access is available between Crust Pizza and National Australia Bank in Gungahlin. This modern unit boasts a contemporary layout for easy single-level living. Inside, discover a bedroom with built-in wardrobe, a bathroom featuring integrated European-style laundry, and an open-plan living area seamlessly connected to a well-equipped kitchen. Outside, a spacious private terrace and designated underground secure parking enhance convenience. Centrally situated in Gungahlin, enjoy easy access to schools, shopping, cafes, and the light rail network. Ideal for either live-in owners or investors, this apartment represents an exciting opportunity to buy in the centre of this popular town centre location.

**Features Overview:-** Single level floorplan - Level 3- New downlights installed - Refreshed paint- New hybrid flooring installed throughout- New smoke detectors- NBN connected with FTTP- Units plan number: 3034- EER (Energy Efficiency Rating): 6.0 Stars

**Development Information:-** Name of development: Carnaby East- Number of buildings in development: 64- Strata management: Bridge Strata

**Inside:-** Bedroom boasting a built-in wardrobe for added convenience- Bathroom complete with floor to ceiling tiling and integrated laundry facilities, including inbuilt clothes dryer- Expansive open-plan living and dining area with new hybrid floorboards and refreshed interior paint, perfect for modern lifestyles- Well-appointed kitchen offering generous storage options, stone bench-tops that provide ample counter space, draw-style dishwasher, and a stylish breakfast bar- It also includes stainless steel kitchen appliances (cooktop, dishwasher, rangehood & oven)- Split system reverse cycle air conditioning unit- NBN connected (fibre to the premises)

**Outside:-** Generously sized private terrace, providing an ideal setting for outdoor gatherings and relaxation with fold-away clothes-hanger- Designated single parking space with lift access for added convenience located on basement level 1- Easy lift access to the apartment with intercom security- Garbage chute- Views to the Brindabellas and over Gungahlin- Medical and retail services & schools all at your doorstep- Popular cafés and restaurants just downstairs- Light rail station within a one minute walk of your front door, allowing an easy commute to the city

Being the heart of the District, Gungahlin is highly sought after, featuring local kids playgrounds, multiple schools, shopping centres, day care and an array of amenities including, cafes, restaurants, supermarkets including Woolworths, Coles and Aldi, commuting to the city is a breeze with easy access to the light rail network.

**Inspections:** We are opening the home most Saturdays with mid-week inspections. However, If you would like a review outside of these times please email us on: [jesssmith@stonerealestate.com.au](mailto:jesssmith@stonerealestate.com.au)

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