

32/15 Irving Street, Phillip, ACT 2606

MY MORRIS

Apartment For Sale

Thursday, 6 June 2024

32/15 Irving Street, Phillip, ACT 2606

Bedrooms: 2

Bathrooms: 2

Parkings: 2

Area: 102 m2

Type: Apartment



Sandy Morris

0420380895

\$700,000+

My new owners will love - My location on the fifth floor overlooking the outdoor pool - My generous bedrooms both well sized complete with built in robes - My main bedroom furnished with ensuite decorated in modern tones and oversized balcony - My functional main bathroom with oversized shower enclave - My chef's kitchen with premium appliances including induction cooktop and an abundance of stone benchtops and cupboard space - My open plan living and dining area beautifully finished with an abundance of natural light - My custom window furnishings including automated blinds and floor to ceiling sheer curtains for privacy - My side by side car accommodation complete with lock up storage - My position in the 'Ivy' development and its extensive list of amenities including indoor and outdoor gym, sauna, spa, weights room and cardio training station as well as an outdoor barbecue and playground perfect for summer events - My picturesque outlook from generous north-facing balcony

This modern immaculate apartment is the perfect opportunity for those with an active lifestyle or social life to be surrounded by everything you could need. From indoor and outdoor swimming pools, to weights and cardio training rooms and oversized barbecue areas perfect for summer entertaining the complex offers something for everyone. Upon entry you are struck by the abundance of natural light which is only further intensified when you turn the corner into the generous open plan living/dining area that flows seamlessly to the outdoor entertaining balcony with fantastic views. The kitchen is furnished with everything the amateur chef could need including feature stone benchtops, premium appliances and ample storage. The bedrooms are well sized and decorated in neutral tones with built in robes to each and the bathrooms have been designed with function in mind and further complement the apartment's modern theme.

Sales Specifics: Rental estimate: \$660 - \$680 p/w (approx.) Living size: 102m² (approx.) Year built: 2019 (approx.) EER: 6.0 Body Corp: \$1,484 p/q (approx.)

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