

33/22 Cornelius Street, Coombs, ACT 2611



Apartment For Sale

Tuesday, 14 May 2024

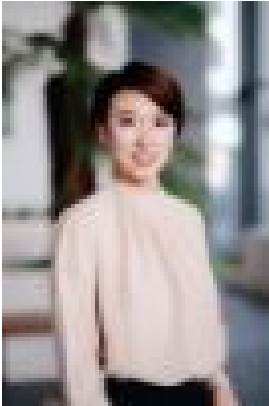
33/22 Cornelius Street, Coombs, ACT 2611

Bedrooms: 2

Bathrooms: 2

Parkings: 2

Type: Apartment



Ming Sun

0481368613

Offers above \$530,000+

Experience the best of contemporary living in the tranquil Woodberry complex, nestled in the vibrant, newly established suburb of Coombs. This exceptional residence is perfectly positioned to blend convenience with comfort, offering easy access to Canberra's key districts—The City, Woden, Belconnen, and Gungahlin—all just a short drive away. Property Highlights: * Versatile Layout: Two spacious bedrooms, each accompanied by its own bathroom, ensure privacy and comfort. The residence's design includes double sliding doors that frame the picturesque balcony views, extending your living space into the scenic outdoors. * Sophisticated Kitchen: Cook and entertain effortlessly with a well-appointed kitchen featuring high-quality stainless-steel appliances, ample storage solutions, and a sleek design. Adjacent to the kitchen, the European laundry adds functionality without sacrificing style. * Comfort Year-Round: Equipped with split system air conditioning, ensuring comfort at any time of the year. * Secure Parking: Two secure parking spaces complement the residence, adding convenience and peace of mind. * Natural Surroundings: Set against the backdrop of the Molonglo Valley, the community enjoys an abundance of natural beauty, parks, trails, and green spaces, perfect for outdoor enthusiasts and families alike. Whether you're a professional looking to live near the city or a small family desiring a balance of nature and urban living, this property in Coombs is sure to impress. Features: * Mountain view and north facing living * Open plan living, dining and kitchen * Modern kitchen with dishwasher * Franke appliances, ample bench space * Induction cooktop * Bathroom with floor to ceiling tiles * Ducted reverse cycle heating and cooling * Full width built-in wardrobe * European laundry (washing machine and dryer included) * Access to the balcony from living area * Intercom secure access * Secure basement parking and storage cage * Low maintenance and small body corporate * Located near Canberra's best outdoor attractions Property Details: Year Built: 2021 Property Size: 92.5m² EER: 6.0 Rates: \$423.95/qtr approx. Land tax: \$447.40/qtr approx. Body Corporate: \$665.80/qtr approx. Rental Income: \$600/week approx. Coffee Van available on the 1st June, 2pm. See ya! Contact Ming Sun at 048 136 8613 for your opportunity! Coombs —The City, Woden, Belconnen, and Gungahlin Molonglo Valley mingsun1313 Disclaimer: The material and information contained within this marketing is for general information purposes only.