

**33/37 Braybrooke Street, Bruce, ACT 2617**

**TIMOTHY R<sup>D</sup>**

**Sold Apartment**

Friday, 11 August 2023

33/37 Braybrooke Street, Bruce, ACT 2617

**Bedrooms: 1**

**Bathrooms: 1**

**Parkings: 1**

**Type: Apartment**



Tim McInnes  
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**\$395,000**

The road home...Welcome to your stylish and contemporary one-bedroom apartment, located on top level of this highly desirable complex built by Doma Group. Boasting brand new interior renovations, this apartment offers a modern and inviting living space that is sure to impress. With its prime location near Westfield Belconnen, the University of Canberra, Australian Institute of Sport, GIO Stadium and Radford College, this is a fantastic opportunity to embrace a convenient and vibrant lifestyle. Step into a beautifully designed open plan kitchen and living room that exudes modern elegance. The brand new kitchen features sleek cabinetry, quality appliances, and stone benchtops, making it a chef's delight. The generous living area provides a versatile space for relaxation and entertaining, offering seamless integration with the kitchen and creating a welcoming atmosphere for you and your guests. Indulge in luxury in the modern bathroom, featuring contemporary fixtures and finishes. With its clean lines and sophisticated design, this bathroom provides a serene haven where you can unwind and pamper yourself after a long day. Enjoy the perfect balance of style and functionality in this beautifully renovated space. Step through glass sliding doors and be captivated by the breathtaking mountain views from your spacious rear balcony. This private outdoor retreat offers a serene escape where you can relax, entertain, and soak up the natural beauty that surrounds you. Embrace the fresh air and make the most of this delightful extension of your living space. The road ahead...Enjoy the convenience and peace of mind of having a single secure car space, ensuring your vehicle is always safe and easily accessible. Additionally, a storage cage provides the perfect solution for storing seasonal items, sports equipment, or any belongings you may want to keep close at hand. Nestled in a prime location, this apartment offers proximity to a range of amenities. Westfield Belconnen, with its extensive shopping, dining, and entertainment options, is just moments away. Don't miss out on the opportunity to call this newly renovated one-bedroom apartment your home. Discover the modern elegance, breathtaking views, and convenient lifestyle that await you in this highly sought-after location. Quality features include... \* Brand new kitchen, bathroom and flooring \* New paint and electrical fittings \* Spacious balcony with new tiling and mountain views \* Located on level three \* Open plan kitchen/living area \* Positioned close to the University of Canberra, Australian Institute of Sport, GIO Stadium, and Radford College \* Single secure car space with storage cage, plus guest car parking Rates - \$1,545.00 per annum (approx.) Body Corporate - \$1,163.00 per quarter (approx.) Land tax (applicable if investment) - \$1,829.00 per annum (approx.)