

**35/16 David Miller Crescent, Casey, ACT 2913**

**MARQ**

**Apartment For Sale**

Wednesday, 3 April 2024

35/16 David Miller Crescent, Casey, ACT 2913

**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 2**

**Area: 89 m2**

**Type: Apartment**



Natalie Kokic Schmidt  
0428082885



Rachel Anasson  
0499333217

**\$418,000+**

Located in the well sought-after suburb of Casey is this immaculately presented, spacious top-level apartment. Showcasing a functional floorplan with an open plan living and dining area, separate laundry room, a north facing balcony and timber flooring throughout the living spaces. The sun filled apartment offers exceptional views providing privacy throughout. Convenience is at your doorstep with this property being only a few moments away from the Casey Market Town, local schools, cafes, recreational facilities, Casey dog park in Springbank Rise, and a short drive to the Gungahlin Marketplace. - Two-bedroom top floor apartment with views - Spacious floorplan offering open plan living, floating timber flooring throughout - Segregated bedrooms allowing plenty of privacy, updated carpets in each bedroom - Both bedrooms are accommodated with built-in robes - Spacious kitchen offers dishwasher and stone benchtop- North-facing front balcony with beautiful views - Reverse cycle air-conditioner, ceiling fans throughout- Two underground oversized allocated car spaces and a lock-up storage space - Energy Efficiency Rating 5.5 - 74.5sqm living, 14.5sqm balcony - NBN Fibre to the Node - Close proximity to Casey Market Town, shops, schools, public transport, and recreational facilities  
General rates: \$1,694.59 approx. per annum  
Land tax (if rented): \$1,880.27 approx. per annum  
Body corporate fees: \$4,932.92 approx. per annum  
Disclaimer: Whilst all care has been taken to ensure accuracy, the material and information contained within are approximate only and no warranty can be given. MARQ Property does not accept responsibility and disclaim all liabilities regarding any errors or inaccuracies contained herein. You should not rely upon this material as a basis for making any formal decisions. We recommend all interested parties to make further enquiries