

**36/3 Cardona Court, Darwin City, NT 0800**

**SMART.**

**Apartment For Sale**

Friday, 10 May 2024

36/3 Cardona Court, Darwin City, NT 0800

**Bedrooms: 2**

**Bathrooms: 2**

**Parkings: 2**

**Area: 265 m2**

**Type: Apartment**



Kamal Gill  
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**\$459,000**

Please copy and paste the following link for reports: <https://bit.ly/49zOPFb> Experience urban luxury at its finest in this exquisite 2 bedroom, 2 bathroom unit situated on the 7th floor at 36-3 Cardona Court, Darwin City. This home offers panoramic harbour views from a generously sized balcony, perfect for relaxing and taking in the vibrant cityscape or hosting memorable gatherings. Inside, the open plan layout incorporates a spacious living area, a dining zone, and a large modern kitchen equipped with a walk-in pantry. Every detail is designed for comfort and style, from the sliding mirrored wardrobes in the bedrooms to the sleek tiled flooring and efficient split system air conditioners. Additional luxuries that enhance this premium living space include a rooftop recreational area with stunning views, a large swimming pool within the complex for leisure and fitness, and secure underground gated parking for peace of mind. Whether you're looking to unwind in your serene retreat or entertain in style, 36/3 Cardona Court offers the perfect blend of luxury, convenience, and vibrant city living. Embrace a lifestyle that brings together the best of urban living with the comforts and elegance of a high-end home.

**Property Highlights:**

- Beautiful 2 bedroom, 2 bathroom unit located in the heart of Darwin City.
- Large balcony offering stunning 7th floor harbour views.
- Generously sized bedrooms equipped with sliding mirrored wardrobes.
- Open plan layout that includes living, dining, and kitchen areas.
- Large modern kitchen featuring a walk-in pantry.
- Convenient internal laundry.
- Tiled flooring and split system air conditioners throughout the unit for comfort in any weather.
- Rooftop recreational area providing breath-taking views.
- Large complex pool perfect for relaxation or entertaining.

**Around the Suburbs:**

- Darwin Waterfront (0.9km)
- Smith Street Mall (0.6km)
- Bicentennial Park, Esplanade (1.0km)
- Mindil Beach Casino (3.4km)
- Larrakeyah Primary School (2.8km)

**Additional Information as follows:**

- Council Rates: Approx \$2,000 per annum
- Year Built: 2004
- Planning Scheme Zone: Central Business
- Area under Title: 265sqm
- Status: Vacant Possession
- Rental Estimate: \$650-720 per week
- Body Corporate Fees: \$2,713 per quarter
- Settlement Period: 45 days
- Easements as Per Title: Nil