

37/10 Hopegood Place, Garran, ACT 2605

Sold Apartment

Thursday, 5 October 2023



37/10 Hopegood Place, Garran, ACT 2605

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 124 m2

Type: Apartment



Anthony McCormack
0425283588



Mikaela Chan
0416772767

Contact agent

This is an incredible opportunity to secure a stunning top floor premiere apartment in the heart of Garran. The property is suited to buyers looking for a high-end but low maintenance home, with the added bonus of an easy lifestyle. Comprising three generous bedrooms and good sized kitchen and bathrooms, the apartment is the definition of move-in ready. Adding to the executive feel of the home is the sunny balcony providing that touch of outdoor space with views overlooking parkland. Fresh paint and new lighting throughout means the hard work has already been done. Don't miss your chance to secure this wonderful home in the sought after suburb of Garran, with the shops, hospital and schools right on your doorstep.

FEATURES

- Top floor apartment in leafy complex
- Three spacious bedrooms
- Main bedroom with walk-through robe and ensuite
- Second bedroom with built-in robes
- Large kitchen with granite benchtops and ample bench and cupboard space
- Open plan living and dining area with hardwood floors
- Spacious balcony with sunny aspect and views overlooking parkland, includes wind-out awning
- Main bathroom with European laundry
- Large linen press
- Ducted gas heating throughout
- Reverse cycle unit in living room
- Secure building with intercom access
- Double garage with automatic door
- Walking distance to Garran Primary School, The Canberra Hospital and Garran shops
- Close to Westfield Woden and major arterial roads to the city

WHAT THE SELLER LOVES ABOUT THE HOME

1. Generous north facing balcony with tree top views.
2. High-end floor coverings, with a travertine entrance way and hardwood floors throughout.
3. Beautifully maintained communal gardens.

STATISTICS (all figures are approximate)

EER: 6.0 Home Size: 124m² Balcony: 11m² Garage: 37m² Construction: c2000 Land Rates: \$636 per quarter Land Tax: \$817 per quarter (only applicable if not primary residence) Strata Levies: \$1,422 per quarter (admin + sinking fund) Units in Complex: 43 Rental Range: \$700 - \$720 per week