

38/4 Thadoona Street, Crace, ACT 2911

LUTON

Apartment For Sale

Wednesday, 13 December 2023

38/4 Thadoona Street, Crace, ACT 2911

Bedrooms: 1

Bathrooms: 1

Parkings: 1

Area: 53 m2

Type: Apartment



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\$399,000+

Perfectly situated in the lively and sought-after neighborhood of Crace, this chic 1-bedroom apartment epitomizes modern living, offering delightful views and convenient amenities. Designed with versatility in mind, the open plan layout is sure to captivate a diverse range of individuals, whether you're a first-time homebuyer, a couple, or an investor – this property caters to all. Spanning 53m² of internal living space, the apartment boasts a well-appointed kitchen with stone countertops, a breakfast bar, and stainless steel appliances, including a dishwasher. The generous main bedroom features built-in robes, complemented by a stylishly appointed bathroom. Additional highlights include a European laundry, an undercover outdoor balcony, and a secure car space with a storage cage. Situated within a short stroll from the vibrant Crace shops, the apartment complex provides easy access to a variety of amenities such as a spacious Supabarn, charming cafes, a gym, childcare facilities, a hairdresser, and more. This is a prime opportunity to experience contemporary living in a thriving community.

Key Features
1 Bed | 1 Bath | 1 Car Space
Situated on level three
Bedroom with built-in robes and access to balcony
Bathroom with large shower
Secure car space with storage cage
Open planned kitchen and living
Modern kitchen with ample storage, electric cooking and breakfast bar
Split system
Balcony with views
Living size: 53m²
Balcony size: 8m²
Body Corporate: \$3,634.40 pa approx.
Rates: \$1,500 pa approx.
Land tax \$1,900 pa approx. (Investors Only)
Year of construction: 2015
EER: 6
Suburb Snapshot: With a strong sense of community and a focus on active lifestyles, Crace has plenty to offer families, couples and individuals. The small suburb was developed with good design in mind - it won a national award for master planned communities - and you will find a stylish blend of houses, townhouses and apartments. Local shopping centre Crace Central is at the heart of the suburb, which has a supermarket, gym, cafes, medical centre, hair and beauty salons and popular eatery, The District, which is great for pub fare or a refreshing beverage. Gungahlin Town Centre is also a short drive away.

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