

39/2 Newchurch Street, Coombs, ACT 2611

LUTON

Sold Apartment

Monday, 14 August 2023

39/2 Newchurch Street, Coombs, ACT 2611

Bedrooms: 2

Bathrooms: 1

Parkings: 1

Area: 63 m²

Type: Apartment

Contact agent

This immaculate North facing, quiet one bedroom plus study apartment is located on the ground floor of the Odin complex in Coombs. This light-filled apartment features a huge 27m² private courtyard and is a fantastic opportunity for down-sizers, first home buyers or investors. The apartment features an open-plan living and kitchen area, stone benchtops, AEG electric appliances and a generous sized main bedroom with built-in mirrored wardrobe and direct access to the courtyard. The study/small 2nd bedroom gives you versatility to work from home or as a guest bedroom. The bathroom is modern and finished in neutral tones, with floor-to-ceiling tiles and a large shower. An energy efficient reverse cycle split system provides year-round comfort and a 6 star energy rating. A private lockable gate to the courtyard allows direct access to the apartment. Conveniently located within walking distance to Coombs shops, Charles Weston School, Club Lime, Molonglo Valley Medical Centre and surrounded by scenic walking and mountain bike trails at your doorstep, Stromlo Leisure Centre, and easy access to major roads, this home offers its future owners a lifestyle of convenience, recreation and relaxation. Features:- Generous sized bedroom, with built-in mirrored wardrobe- Study- Good sized modern bathroom- Secure car park and storage cage- Spacious private courtyard- NBN to the complex- European laundry- Stone benchtops- Electric cooktop, oven and dishwasher- Reverse cycle split system EER: 6 Living Size: 63m² (approx.) Courtyard: 27m² (approx.) Land Rates: \$1,716 p.a (approx.) Body Corp: \$3036 p.a (approx.)