

4/7 McGee Place, Pearce, ACT 2607

Apartment For Sale

Saturday, 9 December 2023

4/7 McGee Place, Pearce, ACT 2607

Bedrooms: 2

Bathrooms: 1

Parkings: 1

Type: Apartment



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\$399,000+

Nestled in a quiet cul-de-sac in Pearce, this two-bedroom apartment, presents a fantastic opportunity for first-home buyers, investors, or those looking for a renovation project. Its prime location, just minutes from Woden and The Canberra Hospital, adds to its appeal as a practical and convenient choice. As you enter, you're welcomed into a living space filled with natural light. The living area, opening to a quaint balcony, offers views of Mt. Taylor. The apartment's spacious layout, coupled with its brick construction, provides a solid foundation for customization and personal touches. The kitchen, separate and functional, offers a straightforward layout that is ripe for customization. In its current form, it presents an excellent opportunity for new homeowners or investors to infuse their style and modern upgrades. The two bedrooms, spacious and accommodating, each come with built-in robes and share access to a neat, functional bathroom that doubles as a laundry space. Outside, the complex includes a designated single carport and shared clothesline facilities. Whether you're stepping into the property market for the first time, looking to invest, or searching for a project, this apartment is a hidden gem waiting to be discovered and transformed. Features include:

- 2 bedrooms, both with built-ins
- Private cul-de-sac location
- Separate kitchen
- Electric heating
- Great renovation potential
- Covered carport
- Close to local schools, shops and transport

Figure summary (all approx.):

- Body corporate: \$714.00 p.q
- General rates: \$567.23 p.q
- Water & sewerage: \$171.00 p.q
- Land tax (if let): \$744.01 p.q
- Built in 1977
- 67m² internally & 3m² balcony