

47/15 Irving Street, Phillip, ACT 2606

Sold Unit

Friday, 15 September 2023

47/15 Irving Street, Phillip, ACT 2606

Bedrooms: 2

Bathrooms: 2

Parkings: 2

Area: 98 m2

Type: Unit



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\$680,000

A category award winner in the Master Builders excellence awards "Ivy" has been expertly constructed and offers a lifestyle not usually seen in apartment living. Designed by DBI Architects and expertly developed by Amalgamated Property Group, Ivy has been built with a vision to become an iconic Canberra landmark. This ideally situated apartment is central to all that Woden has to offer, including being only a short distance to Westfield Woden, The Canberra Hospital, Marist College, Canberra College and all the amazing amenities the surrounding area has to offer. Additionally, closely situated to this exceptional complex is the currently proposed light rail route which will ensure quick and easy tram access into the city centre. The generous 86m² of living ensures this 2-bedroom apartment offers a roomy and practical lifestyle. The well-appointed and modern kitchen offers 20mm stone benchtops with a waterfall edge, premium SMEG appliances, an externally ducted rangehood and an abundance of cupboard space. Overlooked by the kitchen is the open plan living and dining area which offers an elegant and seamless connection from one area to another with the addition of timber look flooring. Adding to the appeal is the apartments elevated 7th floor with views over leafy Curtin and the National Arboretum. The large main bedroom continues with the theme of light filled and spacious, displaying floor to ceiling double-glazed windows. This light filled main bedroom also offers an exceptional walk-in-wardrobe, split system air conditioner, and a modern well equipped ensuite that features full height tiling, mirrored medicine cabinet and a stone vanity. The second bedroom is segregated at the other side of the apartment and offers floor to ceiling double glazed windows, a mirrored built in robe and is serviced by the stylish main bathroom. Offering a comprehensive range of on-site amenities as the new owner you can enjoy the perfect balance in life between functionality and luxury. This extensive on-site amenity includes a 25m lap pool, a fully equipped weights gym and a separate well-equipped cardio gym. Additionally, a Canberra first, Ivy's Wellness Centre offers a designated yoga room, plunge pool, spa and sauna - the perfect place to stop, reflect and find your breath. Ivy amenities and features:

- 86m² internal living
- 12m² Balcony
- 7th floor position
- Ready for immediate occupation
- Timber look flooring
- Quality SMEG appliances
- Double-glazed throughout
- 2 split system air conditioner units
- Stone benchtops with waterfall edge
- Externally ducted rangehood
- NBN ready
- Walk in robe in main bedroom
- Mirrored sliding door built in wardrobes in second bedroom
- Full height bathroom tiling
- Mirrored medicine cabinets
- Basement storage and parking
- 25m outdoor lap pool with barbeques
- Fully equipped cardio gym
- Separate fully equipped weight gym
- Bike storage facilities
- Residents lounge area
- Rejuvenation centre with pool, spa and sauna as well as yoga centre
- Children's playground with soft fall matting
- Extensive landscaped gardens spread across the 9680sqm block
- Located along the future light rail network and regular bus routes
- Walking distance to Westfield Woden Shopping Centre