

509/8 Gribble Street, Gungahlin, ACT 2912

STONE

Sold Apartment

Thursday, 19 October 2023

509/8 Gribble Street, Gungahlin, ACT 2912

Bedrooms: 2

Bathrooms: 2

Parkings: 2

Type: Apartment



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\$612,000

Claim your place in the lively yet peaceful region of central Gungahlin with this 2-bedroom apartment in the luxurious Ruby complex. With white walls, timber flooring and floor-to-ceiling windows, this home enjoys a bright atmosphere from natural light and clean design. Its spacious yet sectioned floorplan allows for an abundance of interior design opportunities to truly make the place yours. From your balcony, a direct view of Telstra Tower makes this apartment one of Ruby's most premium units. Within the Ruby apartment complex, residents have access to its resort-style amenities. A rooftop sanctuary offers a 20m communal swimming pool, BBQ facilities, a pizza oven and a lush garden. An indoor gym is also available, altogether providing a high-class apartment experience for any occasion. Only a minute's drive or walking distance into the Gungahlin Town Centre, residents are as close as ground-floor proximity to the abundance of shops, restaurants, transport options and schools. Combined with the reserves, lakes and walking paths of surrounding areas, 509/8 Gribble Street offers the best living that the district of Gungahlin has to offer. Features Overview:- West facing- Single level floorplan- Ruby apartment complex- Located on the edge of Gungahlin Town Centre, with shopfronts on the ground floor and walking distance to shops, restaurants, transport options, schools and amenities.- NBN connected with FTTP- Age: 3 years (built in 2020)- EER (Energy Efficiency Rating): 6.0 Stars Sizes (Approx)- Internal Living: 84 sqm- Balcony 1: 12 sqm- Balcony 2: 16 sqm- Total residence: 112 sqm Prices:- Rates: \$324.08 per quarter- Land Tax (Investors only): \$390.63 per quarter- Body Corporate: \$928.50 approx per quarter- Conservative rental estimate (unfurnished): \$550-\$580 per week Inside:- Separate living and dining areas- Additional air-con units- Heated towel rail to ensuite- Wide kitchen area with island- Induction stove- Modern bathrooms- Sliding mirror doors for bedroom cupboards- Double oven Outside:- Roofed, spacious balcony Being the heart of the District, Gungahlin is highly sought, featuring local kids' playgrounds, multiple schools, shopping centres, day care and an array of amenities including, cafes, restaurants, supermarkets including Woolworths, Coles and Aldi, commuting to the city is a breeze with easy access to the light rail network. Inspections: We are opening the home most Saturdays with mid-week inspections. However, if you would like a review outside of these times please email us at: alexford@stonerealestate.com.au. Disclaimer: The material and information contained within this marketing is for general information purposes only. Stone Gungahlin does not accept responsibility and disclaims all liabilities regarding any errors or inaccuracies contained herein. You should not rely upon this material as a basis for making any formal decisions. We recommend all interested parties to make further enquiries.