

521/15 Bowes Street, Phillip, ACT 2606



Sold Apartment

Friday, 1 September 2023

521/15 Bowes Street, Phillip, ACT 2606

Bedrooms: 2

Bathrooms: 2

Parkings: 2

Area: 79 m2

Type: Apartment

Contact agent

The gleaming, curved edifice of the Grand Central Towers right on Woden's doorstep suggests the best of a sophisticated and urbane lifestyle is in store, and this two-bedroom apartment on level 5 does not disappoint. The curve comes into its own in the master bedroom where floor-to-ceiling windows provide a 120-degree panorama that takes in Red Hill and Black Mountain. The bedroom benefits from a large built-in wardrobe and high-spec ensuite, while a second bedroom is privately positioned to the rear and serviced by a similarly kitted-out main bathroom. An additional triumph of this floorplan is the centrally located kitchen where an island bench does double duty as a workspace and a place to gather drinks and talk before moving out to the adjacent terrace to enjoy more of those views. A soothing palette of calming neutrals boasts warming hints from timber cabinetry and anchors the layout throughout, providing a blissful background for the living space, but if you feel the need to burn some energy, the building has a fabulous swimming pool and well-equipped gym. Living here means you can dine in and enjoy the blooming lights of the suburbs below, or take a quick trip downstairs to pick up a favorite dish from gastropub The Alby or catch up with friends at the nearby Fenway Public House or Dumpling Social. Retail options abound at Westfield just minutes away, the Canberra Hospital is also within walking distance, while the city is just 15 minutes by car or bus.

Features:

- Floor to ceiling windows offering huge amount of natural light
- Open-plan living, kitchen meals
- Kitchen with Smeg appliances including dishwasher
- Covered balcony off living
- Two bedrooms, both with built-in wardrobes
- Master with ensuite
- Second main bathroom
- Split-system heating and cooling
- 2-car plus storage cage
- Intercom
- Residence function hall
- Swimming pool, BBQ area
- Gym

Rates:

- \$1,383.93pa
- Land Tax: \$1,581.99pa (Investors only)
- Strata: \$4,700.52pa
- UV: \$32,226 (2023)
- Living: 79.5sqm

Close Proximity to:

- Westfield Woden and the Canberra Hospital
- Local cafes and restaurants
- Mount Taylor Nature Reserve
- Local schools, parks and playing fields
- Arterial roads & public transport

Disclaimer: All information regarding this property is from sources we believe to be accurate, however we cannot guarantee its accuracy. Interested persons should make and rely on their own enquiries in relation to inclusions, figures, measurements, dimensions, layout, furniture and descriptions.