

**53/235 Flemington Road, Franklin, ACT 2913**

LUTON

**Apartment For Rent**

Friday, 24 May 2024

53/235 Flemington Road, Franklin, ACT 2913

**Bedrooms: 1**

**Bathrooms: 1**

**Parkings: 1**

**Type: Apartment**



Zoe Wheelhouse  
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Jess Tutt  
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**\$500 pw**

This beautifully light-filled one bedroom apartment presents an open-plan living that flows seamlessly onto the spacious balcony. The kitchen features stone bench tops and quality appliances including the dishwasher. Spacious bedroom with built-in wardrobe and glass sliding doors through to the balcony. The bathroom with well-sized shower, toilet and vanity. Features:- North facing- Single-level floorplan on level 2- NBN connected- European style laundry- Split system- Electric hot water- 'Vierra' complex- Outdoor pool & a covered BBQ area.- 1 Underground car space, lock-up storage. Perfectly located within close proximity to the Shops which include, Woolworths, Fresh Seafood shop, takeaway's, Cafes and even a Chemist, Walking distance to the Childcare, and local Schools including, Harrison Preschool and public school, Mother Teresa School and Franklin School. Only a short drive the Gungahlin Town Centre and Civic. The light rail stop is only metres away which links you to Dickson, Braddon, Civic and the ANU. Available 7th June 2024. EER: 6 The property complies with the minimum ceiling insulation standard. Applicants are required to seek consent from the landlord to keep pets on the premises. **THINK THIS COULD BE YOUR NEW HOME?** 1. Click on the "BOOK INSPECTION" button 2. Register your information and be kept informed of current or future opens via SMS or email 3. If you do not register, we are unable to inform you of any time changes, cancellations or further inspection times. **Disclaimer:** Please note that while all care has been taken regarding general information and marketing information compiled for this rental advertisement, Luton Properties does not accept responsibility and disclaim all liabilities in regard to any errors or inaccuracies contained herein. We encourage prospective tenants to rely on their own investigation and in-person inspections to ensure this property meets their individual needs and circumstances.