

59/75 Elizabeth Jolley Crescent, Franklin, ACT 2913



Apartment For Sale

Tuesday, 19 December 2023

59/75 Elizabeth Jolley Crescent, Franklin, ACT 2913

Bedrooms: 2

Bathrooms: 2

Parkings: 1

Type: Apartment



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\$510,000+

Positioned perfectly for the modern Canberra, this apartment is a stone's throw from Gungahlin Town Centre and offers seamless connectivity to Dickson, Braddon, and the City via the nearby Manning Clarke light rail station. Step into a sanctuary of brightness and space. The apartment's design is both intuitive and stylish, featuring two distinct living zones and a pair of generously-sized bedrooms, thoughtfully separated by immaculate bathrooms. The main bathroom seamlessly integrates a European laundry, showcasing efficient use of space. At its core, the kitchen stands as a modern hub of the home. Outfitted with stone countertops, it boasts ample storage solutions and is equipped with a dishwasher and an electric cooktop, ready for any culinary endeavour. Elevated on the top floor, the apartment offers an expansive balcony that faces north, ensuring it's drenched in sunlight—a tranquil spot for both morning and evening relaxation. Attention to detail is evident throughout, from the built-in storage in the bedrooms to the added comforts of reverse-cycle air conditioning. Safety and convenience are paramount, with secure intercom access and basement parking, complemented by an additional storage cage. For those seeking a blend of city convenience and contemporary living, this apartment is a must-see. Whether you're stepping onto the property ladder or adding to your investment portfolio, this residence is a standout choice.

Summary:

- North-facing top floor corner apartment
- Open plan living & dining
- Ample storage with built-ins to both bedrooms
- Stone benchtops, electric cooking plus dishwasher
- European laundry
- Reverse cycle air-conditioning
- Secure underground parking with storage cage

Figure summary (all approx.):

- Living: 69m²
- Balcony: 13m²
- General rates: \$425.09 p.q
- Water rates: \$190.00 p.q
- Body Corporate: \$1,133.01 p.q
- Land tax (if let): \$523.27 p.q