

602/253 Northbourne Avenue, Lyneham, ACT 2602

Apartment For Sale

Tuesday, 19 December 2023

LEADER CAPITAL
Real Estate

602/253 Northbourne Avenue, Lyneham, ACT 2602

Bedrooms: 1

Bathrooms: 1

Parkings: 1

Area: 64 m2

Type: Apartment



Tony Yip

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\$465,000 +

One Bedroom Apartment on the light rail. Located in the popular Inner North, the complex 'Embark' was completed in 2020. Short walk to Dickson, Lyneham and O'Connor shops. Get on a light rail to City & Australian National University. This terrific apartment is located on level 6. Offering 58sqm of living and 8sqm balcony. Representing a great opportunity to kick-start your investment portfolio OR get off the Rental roundabout! Good Location, Good Value. Don't delay. Features:- 56m2 Living- Level 6 with sun filled balcony- Ducted reverse cycle air conditioning system to living and bedroom- Allocated secure basement car space and storage cage- Garbage chute on each level for convenience- Fly-screens installed- Window treatments included- Double glazing windows- Fisher & Paykel appliances including oven, rangehood, cooktop and dishwasher- Dryer, Washer and fridge included- Basement parking & storage cage- Communal BBQ & entertaining area with great view on the 8th floor Property is Leased -- month by month- Rent \$485 per week Embark complex -- Rooftop terrace with views of the city and surround mountain views- BBQ Unit - Rates: \$433 pq (approx) Land Tax: \$513.04 pq (approx) (investment only) Body Corporate Levy: \$671.21 p/q (approx) MacArthur Ave Interchange Light Rail 3 -minute walk Dickson shopping district 5 minute drive away CBD & ANU 7 minutes drive away Daramalan College Dickson College Lyneham High School Turner Primary School Please note: All care has been taken in compiling this information, Leader Capital Real Estate will not be held liable for any errors in typing or information. All applicants /parties should rely on their own inspection & investigations to validate any information provided.