

62/148 Flemington Road, Harrison, ACT 2914



Sold Apartment

Sunday, 20 August 2023

62/148 Flemington Road, Harrison, ACT 2914

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Type: Apartment



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\$575,000

This modern 3-bedroom apartment is situated on the top floor of the popular 'Fusion' complex in Harrison. The apartment boasts a well-designed layout that incorporates a spacious open-plan living area, maximising the natural light throughout. Each of the three bedrooms is generously sized. The master bedroom comes with a walk-in robe and its own ensuite bathroom. Bedrooms 2 and 3 are equipped with built-in robes for added convenience. Bedroom 3 also features a fantastic study nook with built-in joinery, providing a dedicated space for work or study. Both the living area and the master bedroom are fitted with reverse cycle air-conditioning, ensuring comfort throughout the year. Sliding doors give you access to a sizable covered balcony that offers views across the well-maintained complex to the distant hills. The kitchen is equipped with a dishwasher and a sleek, modern electric cooktop, along with ample storage space. The location is second to none with the 'Fusion' complex being located close to: Nearby light rail stop, providing direct access to the City of Gungahlin Town Centre which includes (but not limited to) Coles, Aldi, Woolworths, Kmart, Big W, Bunnings and many popular eateries, cafes, restaurants. Closer convenient shopping options include a Woolworths Metro, chemist, Fresco Seafood, coffee shop (all across the road), popular Thai Herb restaurant (down the road). Nearby medical centre. Local early learning centres and primary/secondary schools including a short walk to Harrison School. Walking trails and Yerrabi Pond. Gungahlin Drive connects Harrison to the City with many arterial roads connecting to the rest of Canberra. Key features of the apartment include: 3 spacious bedrooms. Master bedroom with a spacious walk-in robe and ensuite bathroom. Built-in robe in the second and third bedrooms. Large study nook incorporated into bedroom 3. Reverse cycle air-conditioning in the living area and master bedroom. Well-equipped kitchen with stone benchtops, stainless steel appliances, and a dishwasher. Laundry with dryer. Large balcony overlooking well-maintained complex and distant hills. 2 car spaces. Convenient storage. Lift access. In-ground swimming pool and BBQ area within the complex. EER: 6.0. Built: 2013. General Rates: \$1,524pa approximately. Land Tax: \$1,807pa approximately. Strata Levies: \$6,196pa approximately. Residence: 106sqm approximately. Balcony: 16sqm approximately. *** You may be asked to remove your shoes upon entry to the open home. We apologise in advance for any inconvenience this may cause and thank you for your co-operation and understanding.***