

7/43-51 Giles Street, Kingston, ACT 2604

Sold Apartment

Friday, 1 September 2023

7/43-51 Giles Street, Kingston, ACT 2604

Bedrooms: 2

Bathrooms: 1

Parkings: 1

Area: 78 m2

Type: Apartment



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Ideally positioned between New and Old Kingston, this wonderful two-bedroom unit in the Wentworth Court complex offers both quality and convenience for those wanting to maximise their lifestyle. Spacious, light-filled, and easy to maintain, this home would be ideal for the first home buyer, professional couple or investor.

FEATURES- Top floor apartment in well-built complex- Master bedroom with huge walk-in robe and access to south-facing balcony- Second bedroom with built-in robe and access to south-facing balcony- Large bathroom with European laundry- Separate powder room- North-facing open plan living and dining room- Sun-drenched balcony off living area, offering sunset views- Updated kitchen with spacious walk-in pantry- Skylights in bathroom and powder room- Freshly painted throughout- Single allocated car space in basement with remote access- Walking distance to Old Kingston (Supabarn, multiple gyms, restarants), Old Bus Depot Markets, Kingston Foreshore, public transport links & Lake Burley Griffin- Proximity to Manuka Shopping Village, Barton Offices, Canberra City Centre and popular schools

WHAT THE SELLERS LOVE ABOUT THE HOME

1. The two balconies with slidings doors providing lovely cross-ventilation.
2. The feeling of being in the treetops in the bedrooms.
3. The location - so central and having a secure car spot. You can very easily jump in the car and be anywhere in 10 minutes (Woden, Russell, the City, the airport etc.)

STATISTICS (all figures are approximate)

EER: 5.5
Home Size: 78m²
Balconies: 11m² + 9m²
Strata Levies: \$1,552 per quarter (incl. sinking fund)
Land Rates: \$653 per quarter
Land Tax: \$829 per quarter (only applicable if not primary residence)
Units In Complex: 49
Construction: Circa 1990
Rental Range: \$580 - \$610 per week