

**72/140 Anketell Street, Greenway, ACT 2900**

**McIntyre**  
PROPERTY

**Sold Apartment**

Monday, 14 August 2023

72/140 Anketell Street, Greenway, ACT 2900

**Bedrooms: 1**

**Bathrooms: 1**

**Parkings: 1**

**Type: Apartment**



Betty Wark  
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**\$415,000**

Betty Wark from McIntyre Property is very proud to present 72/140 Anketell Street, Greenway. Set in the Vue Apartment Complex, this immaculately maintained 1 bedroom apartment easily stands out from the rest! Why? Because it boasts a fantastic 63sqm of internal living space and a 27sqm Courtyard, giving you a grand total of 90sqm to call your own! Why else? Because the floor plan is fantastic, the storage is incredible, and did I mention - the courtyard is HUGE! As you enter the apartment you are met with a lovely, short entry hallway with doors on both sides. To the right, behind the doors is a very spacious European Laundry equipped with washing machine and clothes dryer. Next to that is a large, double storage cupboard. Also - opposite the laundry is another double storage cupboard - but that is not all. Step inside and check out what is to come! The whole apartment is flooded with natural light and has a warm, welcoming, modern feel. The galley kitchen is not only a great size with plenty of prep space, but it also has storage galore, including both full length pantry storage and the convenience of pot drawers. Granite bench tops, electric cook top, under bench oven, range hood and dishwasher complete the picture of the extremely functional kitchen where you will be happy to cook up a storm. The large living area flows seamlessly from the kitchen. It offers plenty of space for both living and dining furniture and also leads out to the large, covered courtyard where you can enjoy alfresco dining and outdoor entertaining in a peaceful, private setting. There is also a large, internal common area courtyard, for residents and their guests to use. The bathroom provides lots of space and offers a large shower cubicle as well as mirrored cabinets and a very convenient shelf behind the vanity. The bedroom boasts a wall of mirrored robes together with sliding doors out to the living area. A split system reverse cycle air conditioner allows you to keep the Canberra climate under control. Both the beautiful roller blinds and the plush carpet are under 2 years old. Car accommodation is well catered for with a single car space in front of a substantial storage cage. There is also an abundance of underground visitor parking. Conveniently located, The Vue offers more than a home. It offers a lifestyle. Being in walking distance to South Point shopping precinct and all the wonderful restaurants, retail outlets on offer, plus the aquatic centre, public transport, and government departments, you can leave the car at home. Enjoy a stroll around the lake on a Sunday morning followed by brunch at any number of amazing restaurants, catch up with friends for a game of ten pin bowling, or go for a swim at the Aquatic centre and then enjoy dinner at the one of the clubs which are also within walking distance. Currently tenanted in a fixed term lease for \$900 per fortnight until November 2023, this property has both the flexibility to continue as an investment property or provide someone with a lovely, convenient spot to call home. \*\*Please note that legislation requires the tenant to be given 8 weeks' notice if you wish to move into the property. So the vacate date would be January 2023. Features Include:- Perfectly maintained one bedroom first floor apartment- Fantastic tenant in place who would just love to stay on - Large, private courtyard flowing out from the living area- Entry hall with European laundry and storage cupboards- Spacious, practical kitchen with pantry and pot drawers- Granite benches, electric cooking, rangehood, dishwasher- Spacious living area for both lounge and dining furniture- Comfort of split system reverse cycle heating and cooling - Designated underground car space with large storage cage- Both lift access and external stair access to the apartment- Convenient location in walking distance to South Point- Close to the lake, public transport, govt depts and more Outgoings & Property Information: Living size: 63 sqm Courtyard size: 27 sqm Rates: \$359 per quarter Body corporate fees: \$679 per quarter Land tax (if rented): \$416.55 per quarter Currently Tenanted: \$450 per week EER: 6.0 Disclaimer: While we take all due care in gathering details regarding our properties either for sale or lease, we accept no responsibility for any inaccuracies herein. All parties/applicants should rely on their own research to confirm any information provided.