

79/329 Flemington Road, Franklin, ACT 2913



Sold Unit

Tuesday, 19 September 2023

79/329 Flemington Road, Franklin, ACT 2913

Bedrooms: 1

Bathrooms: 1

Parkings: 1

Type: Unit



Aliza Cole
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\$405,000

"The entry is located on Henry Kendall St, Franklin" This tightly held apartment presents a superb opportunity for the savvy investor or owner occupier. This property boasts an approximate rental yield of 6.1%. While owner occupiers will be drawn to this apartment and its convenient location on the ground level. With high quality inclusions and a neutral colour scheme throughout, this apartment features a spacious open plan living space overlooked by the modern kitchen with stone bench tops, quality appliances and ample storage. A concreted private courtyard off the living area creating the perfect environment for entertaining or relaxing in the sunshine. Complete with large bedroom with triple door, mirrored built-in robe, quality bathroom with feature tiles, European laundry with dryer and secure car space, this apartment is sure to delight. With such close proximity to the Franklin shopping centre district, Gunghalin town centre, Civic centre, light rail, public transport and local parks this is the opportunity to secure a quality dwelling in a superb suburb. The Owners' Favourite Part: The convenient lifestyle - local amenities, nature and a vibrant city life all on your doorstep. Features include: - Open plan living area overlooked by the kitchen- Private courtyard, perfect for entertainment- Modern kitchen with stone bench tops and quality appliances- Large bedroom with built in robe- Floor to ceiling tiles in quality bathroom- Secure car space- Neutral colour scheme throughout the home- European laundry with dryer- New split system air conditioning unit- Within close proximity to the Franklin shopping centre district, Gunghalin town centre and other local amenities. Particulars (all approx.): - Living Size: 53m²- EER: 6.0- Rental: \$450 pw- Year Built: 2010- One car space- Strata: 678 pq- Council rates: \$404 pq