

8/27 Leahy Close, Narrabundah, ACT 2604



Apartment For Sale

Tuesday, 27 February 2024

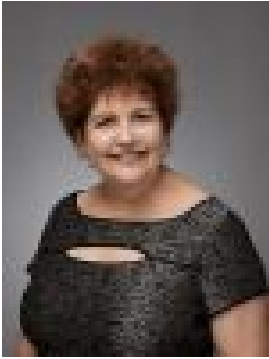
8/27 Leahy Close, Narrabundah, ACT 2604

Bedrooms: 2

Bathrooms: 2

Parkings: 1

Type: Apartment



Christine Shaw
0405135009

\$550,000

With a welcoming interior and a fantastic sense of light, space and privacy, your new home provides easy care living in this stylish apartment. Privately tucked away on the high point of Leahy Close, this spacious apartment has been completely re-painted throughout, plus new timber-look flooring and carpets. The open plan design offers both comfort and flexibility, as well as breathtaking leafy views of the Inner South from the generous balcony. The bedrooms allow that sought-after privacy with abundant storage, with the master having an ensuite bathroom. This wonderful home is centrally located and just five minutes from all that the shopping and cafe precincts of Manuka, Kingston and Fyshwick Markets can offer. You are only moments away from the golf course and bush walking up to Red Hill Lookout, and less than 10 minutes to Parliament House. A property with these views is rarely offered for sale and not to be missed. Features include:- 1994 construction- North-East orientation- Boutique complex of only 24 units- Freshly painted in neutral tone- New flooring and carpets throughout- Highly regarded "Lorient" complex- Elevated apartment offering panoramic views- Spacious open plan living and dining area connecting to balcony- Stone benchtops in kitchen- Breakfast bar- Electric cooktop and under-bench oven - Master bedroom with built-in robes and ensuite- Bedroom 2 with built-in robe- European laundry- Floor to ceiling windows to balcony- Reverse cycle air conditioning- Stairwell of only 4 residences- Security access for car space- Ample visitor parking- Excellent public and private schooling options nearby- Close to Manuka, Kingston and Fyshwick Markets- Ten minutes to Parliament House- Golf course plus walking and bike trails nearby EER 3.5 Living: 87m² Balcony: 24m² Car space: 13.75m² Rates: \$631.52 per quarter WS&S: \$186.77 per quarter Body Corporate: \$1805 per quarter Rent Appraisal: \$590-\$645pw Land Tax: \$831.17 pq (only payable if tenanted) Note: All measurements and figures are approximate.