

8/7 Wise Street, Braddon, ACT 2612

Sold Apartment

Saturday, 16 September 2023

8/7 Wise Street, Braddon, ACT 2612

Bedrooms: 2

Bathrooms: 2

Parkings: 2

Type: Apartment



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\$712,000

Located across the road from the Henty Street oval and therefore a short walk to the bustling Lonsdale Street, this spacious two-bedroom property is positioned close to the amenity and hospitality venues yet far enough away to not be affected by their noise. To get to the entertainment precinct is a short walk through beautiful Haig Park and is also therefore walking distance to the CBD, ANU and the Canberra Centre. Residing on the second floor and in a stairwell that shares only three neighbours, this generously sized unit is both private and flooded with natural light. The property is well laid out and being an older style has light on two sides to allow for all day sunlight. It presents beautifully and being a two-bedroom, two bathroom and two car space property has a wide array of buyers who it will suit. This is a unique property and totalling 78m² internally plus 6m² of balcony space, this generously sized apartment is sure to not last long in the Inner North market that is performing strongly at present. In summary:

- Top floor private apartment
- Northerly facing
- Walk to Braddon, ANU, CBD and the Canberra Centre
- Two spacious bedrooms
- Two bathrooms
- Two car spaces
- Main bathroom has a bathtub
- Reverse-cycle heating and cooling

Figure summary (all approximate):

- 78m² internally + 6m² of balcony
- Body corporate: \$1077.69 p.q.
- General rates: \$622.37 p.q.
- Land tax (if let): \$618.99 p.q.
- Water and sewage: \$185 p.q.