

80/7 State Circle, Forrest, ACT 2603



Apartment For Sale

Wednesday, 22 May 2024

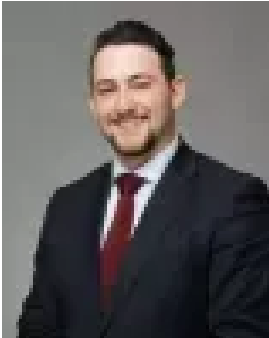
80/7 State Circle, Forrest, ACT 2603

Bedrooms: 1

Bathrooms: 1

Parkings: 1

Type: Apartment



Zac Cunningham
0262952433

Expressions of Interest

Quality finishes and style, this well-appointed apartment offers a luxurious lifestyle. Nestled in the heart of Forrest, you'll be within walking distance to top-rated restaurants, cafes, boutique shops, and essential amenities that the Inner South has to offer. Contemporary architecture with high-end finishes and premium materials creates a sophisticated living space. The well-sized bedroom and open-plan living area offer a perfect space for relaxation and entertainment, with large windows flooding the apartment with natural light. The kitchen is equipped with waterfall benchtops and plenty of storage, perfect for hosting gatherings. There is a well-designed bathroom, complete with high-quality fixtures and fittings, providing the luxury of a spa-like retreat in your own home. Step out onto the private balcony to enjoy your morning coffee or unwind after a long day, all while taking in the vibrant surroundings. Secure building access, an intercom system, and designated parking, ensuring peace of mind and convenience. This luxurious one-bedroom apartment is perfect for professionals, future downsizers, or investors looking for a premium property in a prime location. The property is being sold with a fixed term tenancy in place until 17 March 2025 at \$555 per week. For more information reach out to Zac Cunningham.

- Heart of Forrest, close to restaurants, cafes, shops, and public transport-
- Individual charging points for all EV car owners in basement-
- Contemporary architecture with high-end finishes and premium materials-
- Well-sized bedroom with built-in robes-
- Open-plan living with large windows for natural light-
- Waterfall benchtops and ample storage-
- Secure access, intercom, designated parking and landscaped gardens-
- A great investment opportunity with tenancy until March 2025

Additional Information:-

- Strata levies: \$927 per quarter-
- EV Program fee: \$189.66 per quarter-
- Water: \$186.77 per quarter-
- Council Rates: \$579 per quarter-
- Land Tax: \$702.53 per quarter