

9/1 Tauss Place, Bruce, ACT 2617

MARQ

Sold Apartment

Friday, 11 August 2023

9/1 Tauss Place, Bruce, ACT 2617

Bedrooms: 2

Bathrooms: 2

Parkings: 2

Area: 106 m2

Type: Apartment



Rachel Anasson

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\$582,200

Positioned on the top floor of the 'Oakridge' complex is this quality two-bedroom apartment. With a sun-drenched open-plan living, dining and kitchen space, a functional segregated family room and a spacious main bedroom with ensuite and Juliette balcony, this home allows natural light to flow effortlessly while offering space and convenience. Favourably positioned with the added addition of an expansive front balcony with a leafy outlook that provides ample room for entertaining. Located just a 10-minute stroll to the University of Canberra, a 6 min stroll to the famous cafe MOMO, and moments from the Belconnen Town Centre, Calvary Hospital, Australian Institute of Sport, Lake Ginninderra, and close to Parkland and a short drive to Dickson and the Canberra City Centre. - Expansive top floor two-bedroom apartment located in the Oakridge Complex- Freshly painted with brand-new flooring throughout, neutral colour palette- Double blinds throughout, new vertical blinds to the slide windows to the balcony- Functional kitchen with ample bench space and storage space - Sun-drenched open plan living and dining area - Segregated additional family room- Reverse cycle split system to the main living space- Electric wall heaters throughout, ceiling fans throughout- Spacious balcony with leafy outlook, ideal for entertaining - Master bedroom with built-in robes, ensuite and Juliette balcony - Two undercover car spaces and storage space - NBN Fibre To The Node- 94 sqm living, 12 sqm of balcony combined General rates: \$1,772.16 approx.pa Land tax (if rented) \$2,339.48 approx. pa Body corporate fees: \$4,232.00 approx. pa Rental appraisal - \$540 - \$570 approx. pw