

902/24 Litchfield Street, Darwin City, NT 0800



Sold Unit

Friday, 8 September 2023

902/24 Litchfield Street, Darwin City, NT 0800

Bedrooms: 2

Bathrooms: 2

Parkings: 1

Type: Unit



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\$420,000

Property Specifics: Year Built: 2008 Council Rates: Approx. \$1,650 per year Area Under Title: 115 square metres Rental Estimate: Approx. \$650-\$680 per week Body Corporate: Whittles Body Corporate Levies: Approx. \$1,884 per quarter Pet friendly: Pets on approval Vendor's Conveyancer: TBC Preferred Settlement Period: 30-45 days from the contract date Preferred Deposit: 10% Easements as per title: None found Zoning: CB (Central Business) Status: Vacant possession

Offering panoramic views over the city and harbour, this two-bedroom apartment creates a modern retreat, right in the heart of Darwin's vibrant CBD. Delivering quality finishes throughout, the apartment features two generous bedrooms, two stylish bathrooms and an elegantly appointed kitchen, which overlooks spacious open-plan living that extends seamlessly to a private balcony. This prime location complex is just meters from the soon to be built CDU campus.

- Contemporary, executive apartment situated right in the heart of the CBD- Making the most of its 9th floor position, it offers sweeping harbour and city views-
- Bright open-plan living is accented by glossy white tiles and a stone accent feature-
- Galley-style kitchen sits neatly at one side, offering modern appliances and plentiful storage-
- Private balcony effortlessly extends living space, providing views towards the water-
- Both bedrooms offer water views; walk-in robe to master and built-in robe to second bedroom-
- Beautifully appointed ensuite and main bathroom complement each other in design-
- Laundry conveniently adjoins main bathroom-
- Fully air-conditioned and tiled throughout, ensuring comfortable living year-round-
- Secure entry and parking for one vehicle, plus full access to Mantra's pool and gym

Currently set up and run as a successful self managed Airbnb, all furniture and items in the apartment will be sold with the apartment. An easy walk in walk out arrangement to continue as an investment or occupy. With the best of Darwin's CBD on the doorstep, this apartment appeals both with its location and its great sense of style, perfect for buyers searching for effortless executive living right at the centre of things. Stepping into the apartment, you find yourself in a bright open-plan living area, where glossy white tiles and chic grey tones set the tone for the rest of the interior. At one side, a stone accent wall helps to divide the space into zones, creating a dining area or study nook within the wider living area. Along the other wall, a gourmet kitchen creates a neat space to cook and create, accented by Essa stone benchtops, quality cabinetry, a double sink and modern stainless-steel appliances. Letting in an abundance of natural light, the far wall is made up almost entirely of glass, where dual sliding glass doors open the space out to a private balcony, which entertainers are sure to adore. Taking in views over the city and harbour, this alfresco space is perfect for chilling out and entertaining friends. Back inside, both bedrooms provide water views, with the king-size master also offering a walk-in robe and sleek ensuite. The second generous bedroom features a built-in robe, and is serviced by the main bathroom in a complementary design, complete with adjoining laundry. Completing the appeal, the apartment provides secure parking for one vehicle, alongside full access to the Mantra Pandanas' resort-style pool and modern gym, conveniently located next door. To arrange a private inspection or make an offer on this property, please contact Andrew Harding 0408 108 698 or Evie Radonich 0439 497 199 at any time.