

909/3 Grazier Lane, Belconnen, ACT 2617



Apartment For Sale

Thursday, 28 March 2024

909/3 Grazier Lane, Belconnen, ACT 2617

Bedrooms: 2

Bathrooms: 2

Parkings: 1

Area: 86 m2

Type: Apartment



George Vlandis
0437398774



Joy Patel
0499912090

Auction

Offering more space than most two-bedroom apartments in the current market. Located in the heart of Belconnen, on the 9th level of High Society, this apartment is an Ideal opportunity for those entering the market for the first time, downsizers, and investors. With a practical floorplan, the modern kitchen features sleek stone benchtops, an induction cooktop, premium SMEG stainless steel appliances, and ample storage space. The generously proportioned main bedroom features built in robe and an ensuite. The second bedroom is complete with a built-in robe and is serviced by the common bathroom. Featuring floor-to-ceiling double-glazed windows and doors, European laundry equipped with a dryer, and reverse cycle air conditioning, this residence sets the benchmark for quality living. Downstairs, you will find the convenience of having a Metro Woolworths, BWS, vibrant restaurants, coffee shops, bars, all in easy reach. Situated within walking distance to Lake Ginninderra and Belconnen Westfield, this home is not to miss. Features: * Two generously sized bedrooms with views to Telstra tower, features built in robes and en suite to the main * Fully equipped kitchen with Smeg appliances and stone benchtop * Ample storage throughout the apartment * Study nook * Reverse cycle AC * Intercom access * European laundry with dryer * Secured basement carpark and a storage unit * Floor-to-ceiling double glazed windows * Chef's kitchen and dining, private cinema, workspace and meeting room, infinity pool, spa, sauna, gym, and yoga studio, Sky Garden and BBQ areas Year built: 2020 EER: 6 Living 86 sqm Balcony: 8 sqm Rates: \$1514.68 pa Land Tax: \$1777.97 pa (Only if rented) Body Corporate: \$3539.10 pa Disclaimer: All information contained herein is gathered from external sources we consider to be reliable. However, we cannot guarantee or give any warranty about the information provided. Interested parties must solely rely on their own enquiries and satisfy themselves in all respects.