

92/104 Henry Kendall Street, Franklin, ACT 2913

Apartment For Sale

Thursday, 10 August 2023



92/104 Henry Kendall Street, Franklin, ACT 2913

Bedrooms: 2

Bathrooms: 2

Parkings: 2

Type: Apartment



Tony Yip

0261339990

\$530,000 +

A spacious 2 bedroom apartment with views across reserve land to Black Mountain Tower, this home definitely makes the most of the development's name 'Vista', on top floor apartment walking distance to the Town Centre and adjacent to the light rail. Here is an opportunity for the astute investor or first home buyer to capitalise on a well located, modern apartment, in a prized position overlooking the Town Centre. Offering a fantastic lifestyle, with bustling cafes, bars and exciting lifestyle options at your doorstep. Green credentials with roof mounted solar panels to offset common area electricity charges. Located on the top floor, oriented for maximum sunshine, a short stroll to bus and light rail stops. Large living areas, modern kitchen, large bedroom with built in robe, bathroom with internal laundry, a large balcony with fantastic Brindabella views and a secure car space with lock up storage complete this offering. Features: New Paint New timber floor in both bedroom & living area Walk-in robe & ensuite to main bedroom Reverse-cycle heating/cooling to main living area Open plan kitchen with stone benchtops, dishwasher & electric cooktop 2 balconies, 1 overlooking reserve towards Black Mountain Tower Basement parking for 2 vehicles with storage cage Walking distance to Gungahlin Town Centre Total Space = Living + 2 Balcony + 2 Car spaces + Storage = 114.8 sqm Strata: \$1,105.05 p.q. approx including sinking fund Rates: \$ 415.00 p.q. approx Land tax: \$ 498.97 p.q. approx Potential rent: \$580 p.w.