

1011/1 Grazier Lane, Belconnen, ACT, 2617



Apartment For Sale

Friday, 23 August 2024

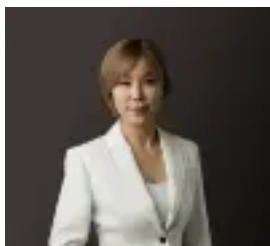
1011/1 Grazier Lane, Belconnen, ACT, 2617

Bedrooms: 1

Bathrooms: 1

Parkings: 1

Type: Apartment



Luna Moon
0411017840

Elevate Your Lifestyle: Stunning 1-Bedroom Luxury Apartment with Unmatched Amenities at High Society Belconnen

Elevate Your Lifestyle: Stunning 1-Bedroom Luxury Apartment with Unmatched Amenities at High Society Belconnen

As you step inside, you're greeted by a thoughtfully arranged space that maximizes comfort and convenience. To your right, the open-plan kitchen and living area invite you into a bright and airy environment. The kitchen is a chef's dream, equipped with premium SMEG appliances, sleek stone benchtops, and an expansive island bench that serves as both a practical workspace and a stylish centerpiece for casual dining or entertaining.

The living area flows seamlessly from the kitchen, creating a cohesive space perfect for relaxation or hosting guests. Floor-to-ceiling double-glazed windows in both the living area and bedroom allow natural light to flood the space.

On your left as you enter, the bedroom provides a private retreat with its built-in wardrobe and the same expansive windows that fill the room with light. The bedroom is designed for both comfort and style, ensuring a peaceful ambiance. The apartment also features a spacious balcony, extending the living area outdoors and providing a perfect spot for enjoying the mountain views after a long day.

This apartment perfectly balances modern living with luxurious details, making it an ideal choice for those seeking a sophisticated lifestyle in the heart of Belconnen.

Features:

- Expansive Island bench
- Secured carpark and storage cage
- Floor-to-ceiling double glazed windows for living and bedroom
- SMEG appliances
- Reverse cycle air-conditioning
- Built-in wardrobe in bedroom
- Open plan living and dining area flowing out to a spacious Balcony
- intercom access for enhanced security
- Rooftop Sky park with barbecue area and garden
- Spa and Sauna
- Gym& Yoga room
- Cinema
- Pool
- Kitchen and library

Location:

- 1 min walking distance to WWS Metro
- 1 mins walking distance to Cafes& Shops
- 2 mins walking distance to Bus Stop(R2/R3/R4 etc.)
- Walking distance to Belconnen Westfield& Belconnen Market
- Walking distance to Lake Ginninderra
- 9mins drive to Lyneham High School
- 10 mins drive to Dickson Village
- 3mins drive to University of Canberra
- 6mins drive to Redford college
- 6mins drive to Aranda primary School

Property Numbers: (Approx.)

Living: 49m²

Balcony:8 m²

Total:57m2

EER: 6

Rates: \$380.25 per quarter

Land tax: \$433 per quarter (if rented)

Strata fee: \$548.95 per quarter

Rental Estimate: \$500-530pw

Built: 2020