

10A/43 Giles Street, Kingston, ACT, 2604



Apartment For Sale

Thursday, 1 August 2024

10A/43 Giles Street, Kingston, ACT, 2604

Bedrooms: 2

Bathrooms: 1

Parkings: 2

Type: Apartment

Spacious first floor renovated apartment.

Wentworth Court is ideally situated between the Old Kingston shops and the Kingston Foreshore, placing it within walking distance of Canberra's top lifestyle attractions. Its location offers easy access to some of Canberra's finest eateries and supermarkets, the employment hub of the Parliamentary Triangle, and Lake Burley Griffin.

Upon entering this well-established brick development, the property ticks many boxes that buyers are now looking for. It is a solid brick build, meaning it is a tried and tested building method. This keeps the body corporate fees lower than most due to the lack of regular painting, no lifts, and no other amenities. It is also very spacious and creates a blank canvas for someone to enjoy the current renovations or do further updates.

This property is suitable for both investors and owner-occupiers seeking to buy in the heart of the Inner South.

In Summary:

- Filled with lots of natural light due to its north-easterly aspect
- Located on the end and has light on three sides
- Spacious floorplan
- Renovated throughout
- Great location, within walking distance to great local amenities
- Low maintenance development
- One underground car space + one street level spot

Figure Summary (all approx.):

- Body corporate: \$1552 p.q.
- General rates: \$652 p.q.
- Water and sewage: \$185 p.q.
- Land tax (if rented): \$820 p.q.