

**127/70 Efkarpidis Street, Gungahlin, ACT, 2912**

**Raine&Horne.**

**Apartment For Sale**

Thursday, 18 July 2024

127/70 Efkarpidis Street, Gungahlin, ACT, 2912

**Bedrooms: 2**

**Bathrooms: 2**

**Parkings: 2**

**Type: Apartment**

## Experience Top-Tier Living in Your Perfect Ground-Floor Apartment

This ground-floor apartment seamlessly blends exceptional architectural design with a prime location, offering an unparalleled lifestyle and comfort for both residents and investors. It redefines value by delivering luxury without superfluous extras, all in the best part of the town center. Enjoy top-tier fixtures and fittings, abundant natural light, and premium amenities just steps away.

SIERRA well known for its prime location and superior build quality. This brand new apartment has been thoughtfully designed to optimise space, light, and views.

In an unpredictable market where developments can pose as non cost efficient for their clients , Glavcorp stands out by consistently delivering certainty and quality. For over 40 years, they have been dedicated to achieving excellence and providing rock-solid results every single time.

- Brand new apartment, never been lived in
- Canberra planned, Canberra designed, Canberra built Drone delivery enabled with a built-in Drone landing pad
- Quality Franke appliances with 5-year warranties
- NBN enabled building
- Short walk to Gungahlin's many shopping and dining options
- Within a 5 minute stroll to the light rail stop
- Easy access to the many parks and lifestyle choices Gungahlin offers
- Hybrid flooring throughout living & kitchen areas
- Stone benchtops
- Double glazed floor to ceiling windows
- Two allocated secure basement car space + storage cage

Essentials:

- Internal: 84m<sup>2</sup>
- Balcony: 23m<sup>2</sup>
- EER: 6.0
- Year built: 2024
- Level 2