

208/39 London Circuit, City, ACT, 2601



Apartment For Sale

Friday, 16 August 2024

208/39 London Circuit, City, ACT, 2601

Bedrooms: 1

Bathrooms: 1

Parkings: 1

Type: Apartment

Spacious and central located - Move in now and enjoy!

Welcome to the ultimate city lifestyle! Discover this lovely and spacious apartment located in the prestigious "The Capitol" building. Enjoy the convenience of city living with easy access to a wide range of amenities, including restaurants, cafes, shops, medical centers, public transport, the Canberra Centre, and the Australian National University.

The generously sized bedroom features a large built-in wardrobes and private access to the balcony. The modern open-plan kitchen is equipped with high-quality appliances, ample storage and pantry space, and stone benchtop.

In addition to the apartment's impressive features, the building offers residents access to a spacious foyer, a fully equipped gym and Sauna, a concierge service with cold storage room for deliveries with perishable content - providing the ultimate in luxury and convenience"

Features:

- Living 66m² + Balcony 7m²
- Ducted R/C air-conditioning in both living area and bedroom
- Extra high ceiling
- Engineer timber floor in living/dining area
- Double glaze windows and sliding doors through out
- spacious and functional living area
- oversized bedroom which can fit in a king-size bed, with a large built-in wardrobe
- European-style laundry with extra linen cabinet
- Open kitchen with stone bench top and high-end appliances: siemens induction cook top, dishwasher, built in oven
- Concierge service with cold storage room for deliveries
- Secure Carpark with storage
- Gym and Sauna

Location and Convenience:

- Located in the heart of the CBD, 3 mins walk to the Australian National University;
- Within 5 minutes' walk to light-rail and bus interchange;
- Within 5 minutes' walk to Canberra center;

Living : 66m² (approx..) Balcony : 7m² (approx..)

Total Built: 73m² (approx..)

Rates: \$450 pq approx.

Land tax: \$480 pq approx.

B/Corp: \$1,100 pq approx.

Rental estimate: \$600-\$620 pw

This apartment will not stay in market for long. Please contact agent for more information or arrange a private viewing.