

**234/12 Limburg Way, Greenway, ACT 2900**

LUTON

**Apartment For Sale**

Monday, 1 July 2024

234/12 Limburg Way, Greenway, ACT 2900

**Bedrooms: 2**

**Bathrooms: 2**

**Parkings: 1**

**Type: Apartment**



Michael Martin  
0261763448

**\$499,000+**

Experience More ...Quality | Prime Positioning | LifestyleAn expansive apartment with stunning water views in a spectacular complex in the heart of Greenway offering a convenient modern lifestyle with very short stroll to Two Before Ten Cafe and Tuggeranong Lake. You are welcomed to 234/12 Limburg Way.Modern, sophisticated and spacious. You are invited in with a favorable and sizeable open plan living and a complete kitchen for the highest level of functionality. Entertaining continues through to the enormous balcony with stunning water and mountain views. High quality fixtures and fittings have been poured into this property to make you feel right at home from the moment you walk in. From the appliances, to the flooring to the window furnishings. Everything has been carefully selected to provide the upmost in luxury living.A stunning complex, a convenient street and luxury amenities are at your doorstep. You will only be within a short walk to South.Point Shopping Centre, Public Service departments, award winning restaurants, bars, cafe's, medical centres, public transport and much more!Key Features |2 Bed | 2 Bath | 1 GarageA rare water view apartment (don't settle for anything less)Spacious open plan kitchen, living and dining roomAn expansive entertaining balcony to wind up or wind downTwo bedrooms of accommodation plus two bathroomsCustom fixtures and fittings including appliances, flooring and window coveringsA secure underground car space with storage cageHeating and cooling options throughoutPlenty of visitor parking optionsKey Information |Living: 75 sqmBalcony: 27 sqmEER: 6 StarsBody Corporate: \$ 1,314.36 per quarterRental Return: \$550 - \$585 per weekTo register your interest, please call Michael on 0411 748 805.This home is highly recommended and will not last long on the market. Don't wait, don't hesitate or it will be too late!