

310/65 Cooyong Street, Braddon, ACT 2612

LUTON

Apartment For Sale

Friday, 3 May 2024

310/65 Cooyong Street, Braddon, ACT 2612

Bedrooms: 2

Bathrooms: 2

Parkings: 2

Area: 74 m2

Type: Apartment



Sharon Peart
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Auction

Step into the heart of Canberra's vibrant urban scene with this exceptional inner-city apartment, offering a lifestyle filled with excitement and convenience. Nestled just moments away from the pulsating energy of Canberra Centre and Braddons Lonsdale Street. Immerse yourself in a world of shopping, dining, and entertainment right at your doorstep with local parks and greenery also nearby. Then escape the hustle and bustle of the city within your own urban sanctuary. With double-glazed windows, enjoy peace of home while still being surrounded by the buzz of city life. Upon entering you will first notice the unparalleled storage space with an entire wall of cabinets, a feature that exceeds expectations and offers convenience beyond compare, even rivalling expansive townhouses. Indulge in privacy and comfort with strategically positioned bedrooms, each boasting its own ensuite bathroom. Say farewell to inconvenient trips to shared bathrooms with this thoughtful layout. Elevate your culinary adventures in the well-appointed kitchen, complete with an island bench and ample storage, ensuring a clutter-free and organized cooking space. The adjacent dining and living area are complete with a comfortable feel has an abundance of natural light flooding in from the windows, offering a bright and airy atmosphere. Relax and unwind on the balcony, featuring a concrete parapet for ultimate privacy and boasting the largest size in the building, perfect for alfresco entertaining or simply enjoying the city vibe. This property not only promises exceptional living qualities but also offers high rental returns, presenting an attractive investment opportunity in the heart of Canberra's urban landscape. Seize the opportunity to experience the pinnacle of urban living in the heart of the Canberra city. Features: Functional layoutMaximum storageLarge balconyDouble garage with storage cageClose to the Australian National University High rental return for Investors Statistics: Living size: 74 m²Balcony size: 12 m²Body corporate: \$1974.55p/q (approx.)EER: 6