

4/135 Port Jackson Circuit, Phillip, ACT, 2606

Apartment For Sale

Thursday, 1 August 2024

4/135 Port Jackson Circuit, Phillip, ACT, 2606

Bedrooms: 2

Bathrooms: 1

Parkings: 1

Type: Apartment



Nicholas Jacob
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North facing 2 bedroom apartment in boutique development

Situated in a quiet and leafy street, is this rare offering to own an apartment in a boutique development of just 5 dwellings. Located on the 2nd level and offering a unique split level design, this is an outstanding opportunity that should not be missed.

The well-designed floorplan features an open plan living and dining area with access to the balcony, furthering entertaining options. The tidy kitchen offers an abundance of preparation space and storage, an electric cooktop, oven, rangehood and dishwasher. Accommodation is provided with two generously sized bedrooms each with built-in robes. The main bathroom is complete with a shower and bathtub and a window for ventilation.

Additional features include split system heating and cooling, a separate laundry with powder room and a single lock up garage.

At your new address you are in walking distance to all the Woden Town Centre has to offer, including Westfield Woden Shopping Centre, cafes, shops, banking facilities, gyms, the restaurant and bar precinct, public transport and the upcoming light rail. Canberra Hospital is also in walking distance, while parks and playgrounds are located just down the road from the apartment.

Features:

- 70m² of living approx
- 5m² balcony approx
- North facing
- Only 5 in the development
- Single lock up garage
- Split level design
- Open plan living and dining
- Built in robes in both bedrooms
- Main bathroom with shower/bath and window
- Separate laundry with powder room
- Split system heating and cooling
- Walking distance to Woden Westfield and Canberra Hospital

Strata levies: \$4,650 p.a approx

Rates: \$2,200 p.a approx

Land tax (investors only): \$3,100 p.a approx

Built: 1993