

412/2 Terry Connolly Street, Coombs, ACT 2611



Apartment For Sale

Sunday, 23 June 2024

412/2 Terry Connolly Street, Coombs, ACT 2611

Bedrooms: 1

Bathrooms: 1

Parkings: 1

Area: 50 m2

Type: Apartment



Dan McAlpine
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Brendan McKenzie
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\$399,000+

Perfectly positioned on the 4th floor of the 'Molonglo Falls' development, this one bedroom apartment is light filled and modern. Functionality and livability were the design brief at "Molonglo Falls", with this property having an open plan living and dining space as well as an enclosed winter garden through sliding doors for all year round comfort. The main bedroom is spacious with built in wardrobes and the main bathroom has feature designer basin, full-height tiling, all in a chic colour palette. This scheme extends to the kitchen, complete with European appliances, stone bench and tiled splashback. Residents have access to common amenities including event spaces, a Zen Garden, children's play space, private resident lounges, rooftop cinema and shared garden. Situated in the heart of the Molonglo Valley, this apartment offers convenience with proximity to Woolworths Metro, Stromlo Leisure Centre, and bus stops for easy access to the City or Woden. The Coombs shops are only a short stroll away, with its array of cafes and shops adding to the level of convenience.* 1 bedroom, 1 bathroom, 1 parking apartment with 50sqm of internal living plus 6 sqm enclosed winter garden* Spacious open plan living and dining area* Modern kitchen with quality appliances* Double-glazed windows throughout* Reverse cycle air-conditioning system* Video intercom system* NBN Connected* Secure car space plus storage cage* Close proximity to transport, shops and schools* Short drive to Weston & Woden shopping centres* Internal images are digitally styled Living Size: 50sqm Rates: \$1,458pa (approx.) Land Tax: \$1,724pa (approx.) Strata Levies: \$2,396pa EER: 6.0 Whilst all care has been taken to ensure accuracy in the preparation of the particulars herein, no warranty can be given, and interested parties must rely on their own enquiries. This business is independently owned and operated by Belle Property Canberra. ABN 95 611 730 806 trading as Belle Property Canberra.