

416/65 Cooyong Street, Braddon, ACT, 2612



Apartment For Sale

Thursday, 22 August 2024

416/65 Cooyong Street, Braddon, ACT, 2612

Bedrooms: 1

Bathrooms: 1

Parkings: 1

Type: Apartment

Sleeker than your average!

What you see:

Effortless living with high end inclusions and the convenience of a crossroad location. Braddon at your doorstep and everything the city has to offer across the road.

What we see:

Close to the things that matter.

See more:

1 bedroom apartment on level 4 in the SOL Complex of Founders Lane

Designer kitchen with feature joinery

20mm stone benchtops with waterfall edge

Double underslung sink & retractable tap

SMEG oven, induction cooktop, externally ducted range hood

Integrated dishwasher

Soft close joinery & ample storage space

Mirrored splash-back

European laundry with dryer

Study nook with built in desk & shelves

Full height tiling in bathroom

Mirrored shaving cabinet

Engineered timber flooring throughout kitchen and living areas

Carpeted bedroom

Large bedroom with built-in-robe & mirrored sliding doors

Blockout curtains & sheers throughout

Square set ceilings

Ducted heating and cooling throughout

LED down lights

Double glazed windows & sliding door

Video Intercom

NBN connected

Carpark & storage cage in secure basement

BBQ rooftop amenity

Parcel lockers

Canberra Centre, Braddon & Glebe Park on your doorstep

6 min drive to the Australian National University

10 min drive to Parliament House

Living: 51m²

Balcony: 8m²

Total: 59m²

EER: 6.0

Strata: \$2,196 per annum

Rates: \$1,746 per annum

Land Tax: \$2,131 per annum (only applicable if rented)

Rental Income Estimate: \$500 - \$550 per week

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