

**803/90 Swain Street, Gungahlin, ACT 2912**



**Apartment For Rent**

Tuesday, 2 July 2024

803/90 Swain Street, Gungahlin, ACT 2912

**Bedrooms: 1**

**Bathrooms: 1**

**Type: Apartment**



Property Management

0261405900



Samuel Hinchcliffe

0261405900

## \$440 Per Week

Located in one of Gungahlin's developments, The Establishment is built to accommodate a luxury lifestyle, complete with an outdoor cinema, a gorgeous outdoor high-rise pool, and resident terraces complete with BBQ facilities. The location of the complex also provides the convenience of being within a short walking distance to the bustling Gungahlin Town Centre, which offers an ever-expanding range of supermarkets, shops, cafes, and restaurants. The property features a stylish galley-style kitchen adorned with Blanco appliances, complemented by a sleek stone benchtop. Its design allows for easy access to the spacious living area, creating a harmonious flow throughout the space. The property also features a European laundry, providing a practical and convenient option for doing laundry. The main bathroom is a very modern design, featuring a sleek all-white aesthetic with floor-to-ceiling tiling throughout. The bedroom includes a built-in robe and direct access to the balcony, along with plenty of natural light from the floor-to-ceiling windows. One of the standout features of this apartment is the large semi-enclosed balcony, accessible from both the bedroom and the living area. This generous outdoor space offers expansive views over Gungahlin, allowing residents to soak in the panoramic vistas while enjoying their privacy. Whether it's savoring a morning coffee or hosting a gathering, the enclosed balcony provides a versatile and inviting space. The property also includes reverse-cycle heating and cooling and an additional basement storage space located on level B3. Please note that this property does not include a car space. Property Features:- Bedroom with a built-in robe- Large semi-enclosed balcony- Reverse-Cycle Heating and Cooling- Basement Storage Cage- Blanco Appliances- European Laundry Additional Clauses: Lessors consent is required to keep an animal on the premises Carpet Cleaning No Smoking Break Fee EER: 6.6 Insulation: The property complies with the minimum ceiling insulation standard. To INSPECT this property... Please click on the 'Book Inspection' button & register your details to receive further instructions on how to view the property. You must register to inspect this property to ensure we can notify you of any changes or cancellations. A private inspection of the home may be arranged for pre-approved applicants. To APPLY for this property... You will receive an email containing a link to apply after attending the open home. Applications can be received at any time, however, cannot be processed until you have viewed the property in person or online. Disclaimer: Disclaimer: Distinct Properties does not request any payments prior to the finalisation and signing of an approved lease agreement. If you are approached by someone claiming to represent our company or property and asking for payment before this stage, please be aware that this is not a legitimate request and you should not proceed with any transaction. We advise you to contact us immediately to report the incident. We cannot be held responsible for any payments made to unauthorized parties claiming to represent our company or property prior to the finalisation and signing of an approved lease agreement. Please note that while all care has been taken regarding general information & marketing information compiled for this rental advertisement, Distinct Property Management does not accept responsibility & disclaims all liabilities regarding any errors or inaccuracies contained herein. We encourage prospective tenants to rely on their own investigation & in-person inspections to ensure this property meets their individual needs and circumstances.