

G01/165 Northbourne Avenue, Turner, ACT 2612



Sold Apartment

Thursday, 10 August 2023

G01/165 Northbourne Avenue, Turner, ACT 2612

Bedrooms: 2

Bathrooms: 2

Parkings: 2

Type: Apartment

\$777,000

Auction Location: LJ Hooker Canberra City - In rooms This apartment will sell ON or BEFORE auction! Architecturally designed and skillfully executed with the owner occupier in mind, Space 2; The Residence, offers a standard of design and execution that remains timeless and certainly has set the benchmark for high end apartment living in Canberra. With the focus on exceptional quality, light, generosity and livability, there is no compromise to be made when you begin your new life at Space 2; The Residence. This ground level apartment is everything you would expect with a welcoming entry, generous bedrooms and living spaces that flow to a simple, inviting courtyard. Space is known for abundant storage throughout, high end finishes and custom joinery. The bathrooms are fresh, large with full height tiling and custom finishes. With full height double glazed windows and doors, bringing the outdoors in, this home will be an absolute pleasure for family and friends to gather. Space 2; The Residence is located with easy access to the City Centre, Braddon or Dickson to enjoy the vibrancy of our City. Leaving the car at home to walk, ride or take advantage of our light rail network will help you do your bit for the environment too. Please call me to register your interest or pop into an open home.

Adaptable Features; - Large walk in shower to ensuite - Generous floor space to the kitchen - Wider car spaces

Property Features; - Situated to the rear of the building, shielded from road noise - Generous floorplan with abundant storage - Full height double glazing - Stylish and functional kitchen with stone benchtops and quality Smeg appliances, including dishwasher & integrated microwave - Study nook with custom joinery - Main bedroom with built in robes & generous ensuite - Second bedroom with built in robes - Both bedrooms access the private courtyard - Both bathrooms are generous, the main with full size bath tub - Ducted reverse cycle air conditioning - Video intercom entry - High security swipe card entry to the building, floor, and unit - Two secure basement car parks, wider than average - Large secure basement storage shed - EV charge station available upon request to your car space/s - Secure underground visitors parking - Beautiful, established communal gardens - Excellent location within walking distance of local cafes, restaurants and bars, ANU, light rail, City, and Braddon.

The numbers; - Living size; 126sqm + 38sqm courtyard - Rates; \$500.00 per quarter approx - Land Tax; \$539.52 per quarter approx if rented - Body Corp; \$1,541.86 per quarter approx