

71/11 Fawkner Street, Braddon, ACT, 2612

ARCHER

House For Sale

Monday, 2 September 2024

71/11 Fawkner Street, Braddon, ACT, 2612

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Type: House

"Experience the Pulse of the City: Elegant 4-Bedroom Home"

Discover a modern and expansive apartment that perfectly balances convenience and tranquility. This stylish residence offers a generous open-plan living area, thoughtfully designed to enhance both comfort and functionality. The seamless integration of the living space with the kitchen creates a fluid and welcoming atmosphere, ideal for both relaxing and entertaining.

The kitchen is a chef's delight, equipped with high-quality appliances and ample cabinetry, ensuring you have all the space and tools needed for your culinary adventures. Floor-to-ceiling windows grace the living area, allowing abundant north-facing natural light to fill the space and create a warm, inviting ambiance throughout the day.

This apartment features four generously sized bedrooms, each designed with comfort in mind. The master bedroom is a true retreat, complete with a walk-in wardrobe that offers both space and organization.

Currently rented on \$750.00 per week lease agreement till 11th Feb 2025.

This exceptional property offers a unique opportunity to create your dream home. Arrange a viewing today to experience the allure of this remarkable residence. For a private inspection, please contact Sohail at 0494 061 714.

When it comes to buying, we believe in fairness and confidentiality. All offers are kept confidential to ensure everyone gets a fair chance. So, if you're interested, reach out to the agent for details on how to make an offer.

Located in the heart of vibrant Braddon, residents will have easy access to an array of trendy cafes, restaurants, and boutique shops. This property offers a cosmopolitan lifestyle, perfect for professionals or those seeking a vibrant inner-city sanctuary. Additional features of this property include a secure underground parking space, intercom system, and access to common facilities such as a pool and barbecue area. Whether you are a first-time buyer seeking a stylish urban retreat or an investor looking for an attractive rental opportunity, this property is sure to impress.

Feature:

- Top Floor Two Story Apartment
- Master bedroom with spacious walk-in-robe and attached en-suite
- Spacious living with modern finishes, and drenched with natural light
- Kitchen appliances electric cooktop, electric oven, ducted rangehood, and dishwasher.
- Separate laundry and powder room down-stairs
- Reverse Cycle split unit in living.
- Downlights throughout the house

Particulars: (All Approx)

- Year build 1996
- EER: 6 Stars
- Rental Estimate \$750 - \$780 Per week
- Internal 139m²
- External 9m²

DISCLAIMER

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