

UNIT 19/57 LOWANNA STREET, Braddon, ACT 2612 

Unit For Sale

Thursday, 13 June 2024

UNIT 19/57 LOWANNA STREET, Braddon, ACT 2612

Bedrooms: 1

Bathrooms: 1

Parkings: 1

Area: 53 m2

Type: Unit

\$540,000

To enquire, please email or call 1300 815 051 and enter code 637119/57 LOWANNA STREET, BRADDON ACT Are you looking for a fabulous Inner North Canberra lifestyle location, then don't miss this one. Superbly presented First-floor apartment halfway between the ever-popular Dickson shops, cafes, restaurants, and Braddon vibing electric precinct. So conveniently located close to the Canberra Tram light rail to take you further afield. This quality one-bedroom spacious apartment in this prime location makes it so appealing for those wanting to buy their first home or take advantage of an ideal investment opportunity. Quality inclusions throughout make living here a dream. With ample space to relax and entertain, this residence boasts a sprawling 10m² (approx.) balcony offering breathtaking leafy views, perfect for unwinding after a long day or hosting gatherings with loved ones. Embrace the tranquillity of nature while enjoying the convenience of city life in this exceptional home. FEATURES:- Large main bedroom, and built-in robes- Open-plan living and dining area- Carpeted throughout- Good-sized modern U-shaped kitchen- Large 10m² balcony that takes in leafy green views- Reverse cycle air-conditioning- Secure basement parking with one space and a Storage Cage- A short distance to the bustling Lonsdale St precinct, the Canberra center, the light rail, and bus stop- Secure building with intercom access STATISTICS (all figures are approximate) EER: 6.0 Home Size: 50m² Balcony: 10m² Construction: 2005 Homes in Complex: 24 Rates: \$571 per quarter Land Tax: \$738 per quarter (if not primary residence) Strata Levies: \$1,600 per quarter (admin + sinking fund) Rental Range: \$500 - \$550 per week The Location.+ 5 Minutes to Turner Primary School+ 7 Minutes to Braddon Newsagency & Post Office+ 10 Minutes to Australian National University+ 6 Minutes to Lyneham High School+ 8 Minutes to Canberra CBD+ 10 Minutes to Calvary Hospital+ 10 Minutes to Canberra Airport I invite you Call now to view this property. To enquire, please email or call 1300 815 051 and enter code 6371