

48/7 Light Street, Griffith, ACT, 2603



Unit For Sale

Monday, 30 September 2024

48/7 Light Street, Griffith, ACT, 2603

Bedrooms: 1

Bathrooms: 1

Parkings: 1

Type: Unit



Tom Wiggins

By Appointment Only.

What you see:

Contemporary parkside living in the sought-after Renaissance complex.

What we see:

A lifestyle by design.

See more:

Open-plan living and dining

Gourmet kitchen featuring stone benchtops and ample storage

Appliances include induction cooktop, oven, dishwasher, integrated refrigerator and microwave

Bedroom with balcony access and parkland views

Bathroom features floor-to-ceiling tiles and wall-mounted vanity

Timber flooring and carpet throughout

Ducted reverse cycle heating and cooling

Floor-to-ceiling double-glazed windows and doors

Quality window furnishing throughout

One secure allocated car park with storage cage

Amenities include gym, BBQ dining area and landscaped gardens

Within walking distance of cafes, restaurants, transport and boutique shopping

Within a 5 minute walk to Manuka Shopping Precinct

Within a 9 minute walk to Kingston Shopping and Dining Precinct

Within a 15 minute walk to Griffith Shops

Within a 18 minute walk to Kingston Foreshore

Within a 5 minute drive to Red Hill Shops

Within a 5 minute drive to Narrabundah Shops

Within a 5 minute drive to Fyshwick Fresh Food Markets

Within a 6 minute drive to Parliament House

Within a 10 minute drive to Lake Burley Griffin

Within 14 minute drive to City CBD

Total house area: 66m²

Living: 53m²

Balcony: 13m²

Built: 2021

EER: 6.0

Rates: \$2,156 p.a

Land tax: \$2,766 p.a

Body corporate: \$3,571 p.a

Currently rented at \$550 p.w

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