

503/1 Watkin St, Bruce, ACT, 2617



Unit For Sale

Thursday, 18 July 2024

503/1 Watkin St, Bruce, ACT, 2617

Bedrooms: 1

Bathrooms: 1

Parkings: 1

Type: Unit

Top Floor Apartment in one of Bruce's Best Developments

A truly unique offering in one of the most in demand suburbs across Canberra. This beautiful home offers the ultimate in spacious living in the heart of Bruce.

Situated on the top floor of the Vantage Development on Watkin Street in Bruce, the home offers a large open plan living and dining space big enough for a dedicated dining area and lounge separation.

The kitchen has a stunning oversized stone island bench - great for food preparation and entertaining. High quality electric oven and stovetop along with dishwasher and vast amounts of storage space. The bathroom is equipped with floor to ceiling tiles, large shower and European laundry which includes a dryer and washing machine - providing the ultimate in convenience and accessibility.

The generous sized bedroom has mirrored BIR, balcony access and a handy study nook right outside your door. One of the many standout features of this property is the huge balcony, offering breathtaking 180-degree views across Canberra with easy access from both the living/dining area and master bedroom.

Escape the crisp Canberra chill during winter and enjoy the convenient lift access to your secure car space with ample storage underground. And when summer arrives, make the most of the beautiful inground pool for entertaining along with the BBQ facilities all at your fingertips in this well-equipped complex.

Conveniently located within walking distance from the UC, AIS, CIT, Calvary Hospital, CISAC, Radford College, and just steps from the upcoming Bruce precinct with shopping, cafes, and more! This property is just 6km from the city, minutes from Westfield Belconnen and even has a bus stop right outside the door. 503/1 Watkin Street ticks all the boxes for both owner-occupiers and investors.

- * 58sqm living + 12sqm balcony
- * One spacious bedroom with BIR
- * Separate study nook with built-in desk
- * Neutral colour scheme throughout
- * Open plan light-filled living and dining area
- * Reverse cycle AC/Heating
- * Blockout curtains
- * European laundry with dryer and washing machine
- * Balcony with a beautiful view to the East
- * Modern kitchen with stone benchtops
- * Intercom access with lift
- * Secure carparking with ample storage
- * Inground pool and BBQ in complex
- * High-growth suburb with the new Bruce precinct being completed this year

Don't miss this rare opportunity to own this stunning apartment in the heart of the thriving Bruce neighbourhood.

Strata: \$1,069pq (approx.)

Rates: \$1,473pa (approx.)

EER: 6.0

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