

63/70 Efkarpidis Street, Gungahlin, ACT 2912

Unit For Sale

Sunday, 23 June 2024



63/70 Efkarpidis Street, Gungahlin, ACT 2912

Bedrooms: 2

Bathrooms: 2

Parkings: 1

Area: 70 m2

Type: Unit



Sophie Spokes
0452112343



Lisa Harper
0467977708

\$605,000 - \$625,000

Please contact Sophie on 0452112343 to arrange a viewing if you cannot attend the scheduled open home time. Blending superior architectural form with an amazing location, Sierra brings the perfect combination of location and style to Gungahlin Town Centre for both live in owners and investors. Enjoy a brand new apartment that is With jaw dropping sunsets and incredible open plan living & two balconies for entertaining, this apartment offers a lifestyle that rivals any other in the town centre. • Brand new apartment, never been lived in • Canberra planned, Canberra designed, Canberra built • Drone delivery enabled with a built-in Drone landing pad • Quality Franke appliances with 5-year warranties • NBN enabled building • Short walk to Gungahlin's many shopping and dining options • Within a 5 minute stroll to the light rail stop • Easy access to the many parks and lifestyle choices Gungahlin offers • Uninterrupted northern & western views • Timber floors throughout living & kitchen areas • Stone benchtops • Double glazed floor to ceiling windows • One allocated secure basement car space + storage cage • Harrison Primary School, Harrison High School & Gungahlin College catchments • 4 minute drive to Burgmann Anglican School • 3 minute walk to EQ Cafe for your morning coffee • 5 minute walk to Gungahlin Marketplace The Numbers: • Internal size: 70m² • Combined balcony size: 31m² • EER: 4.5 stars • Build year: 2024 • Rates: \$404 p.q. approx. • Land Tax: \$487 p.q. approx. • Strata/Body Corp: \$906 p.q. approx. • Rental estimate: \$550-\$570 p.w.