

41/1 Eldridge Crescent, Garran ACT 2605

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-35.3445487, 149.1056274



Located in one of the Woden Valley's most popular of suburbs is this immaculately presented third floor, 3 bedroom, ensuite executive apartment. Positioned to take full advantage of the picturesque westerly views that look out towards the Brindabella ranges this property is not only well located it is also functionally designed. Featuring a large open plan design that has bedrooms two and three at the rear of the apartment and the main bedroom that includes a bay window, walk through robe and a large ensuite bathroom at the front. The balcony overlooks the Garran Primary school and as mentioned also has panoramic views of the distant Brindabella ranges. The kitchen is functionally designed with a good combination of ample bench and cupboard space. It also includes a dishwasher, rangehood, under bench oven and ceramic cooktop. Other features include hardwood timber flooring, ducted gas heating and roman blinds to the windows. There is a double garage under the building with an automatic door and intercom security access into the building. Being adjacent to the Canberra hospital precinct and close to the vibrant Garran shopping centre makes this residence a great opportunity for those looking to live in a residential location but in a low maintenance property. This residence is currently tenanted at \$565 per week. The outgoings are as follows: General rates: \$444 p/qtr Land tax: \$542 p/qtr Water & sewerage: \$166 p/qtr Body Corporate: \$1,305 p/qtr Construction date: Circa 2002

Overview

Purpose: Sold	Sale price: \$610,000	Rent price: \$
Auction:	Land area: m2	Living area: m2
Bedrooms: 3	Bathrooms: 2	Garage Spaces: 2
Carport Spaces:	Postcode: 2605	

Indoor amenities

- ✓ Built-in Robes
- ✓ Dishwasher
- ✓ Family room
- ✓ Heating
- ✓ Intercom/Security access
- ✓ Walk in robe

Outdoor amenities

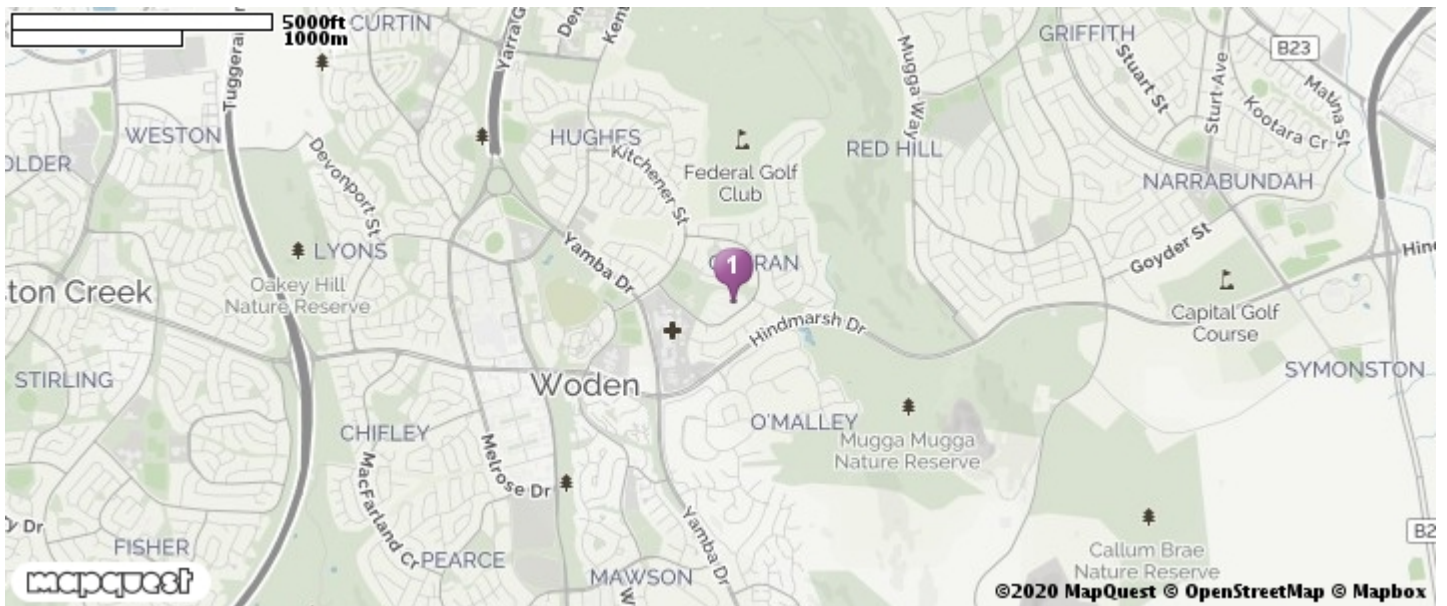
✓ Balcony

✓ Garage

✓ Parking

✓ Views

Distances



Agent Details

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Canberra Real Estate - Rise Above

