



SOLD

SUB PENTHOUSE, PREMIUM EDGY SKY HOME!

Offering cosmopolitan living with a new-age design with an impressive façade, this premier address is located moments from the heart of city. This apartment located on the end of the building has windows to every room, and maintains a tranquil aspect with resort vibes. The property features secure fob entry at street level with a large door opening wide to the walkway to the elevators where again you'll need your fob key to gain entry to the 8th floor apartment.

Inside is painted with a modern crisp white colour palette throughout with polished concrete flooring and matt black painted ceilings. There is a wall of built-in storage space which is a huge functional bonus, the kitchen has stone counters with breakfast bar seating along with overhead storage space and plenty of prep areas as well. Open plan living and dining areas flow through to the balcony with a twin set of huge glass sliding doors at the far end inviting you out into the cool sea breezes.

The master bedroom suite includes a walk in robe and an ensuite bathroom along with a large glass sliding door through to the balcony. Bedrooms 2 and 3 are located for total privacy and also include a built in robe and airconditioning. The laundry is internal plus an extra storage to the storage room located on the ground floor.

The balcony is enormous allowing you to embracing the Territory lifestyle of the outdoors, this outdoor living room is huge and enjoys sunset views every night. The top level offers a unique roof top garden and pool area to take in the sunsets and sunrises.

This property allows you to drop the daily commute in favour of more free time without compromising on space at all. Take a scooter through to the city in under 5 minutes or walk up the street to meet friends for a coffee at one of many cafes or restaurants along the strip. The Waterfront Precinct is not far away as is Cullen Bay and the Esplanade all basking in the glorious sea breezes and tropical vibes.

Council Rates: Approx. \$1648 per annum
Area Under Title: A huge 160m2
Zoning: HR (High Density)
Body Corporate: Whittles Body Corp Management
Body Corporate Levies: Approx \$1900 per quarter
Vendors Conveyancer: Platinum Conveyancing

3 BED | 2 BATH | 2 CAR

PRICE:
\$575,000

OPEN FOR INSPECTION:
N/A



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FLOOR PLAN

Floor area:

Internal : 134.30m²
Balcony : 118.60m²
Total : 15.70m²

This floor plan including furniture, fixture measurements and dimensions are approximate and for illustrative purposes only. BoxBrownie.com gives no guarantee, warranty or representation as to the accuracy and layout. All enquiries must be directed to the agent, vendor or party representing this floor plan.

801/44 Woods St Darwin NT 0800

Disclaimer: Please note this floor plan is for marketing purposes and is to be used as a guide only. All dimensions are estimates only and may not be exact measurements.