

# FOR SALE

## MODERN, SPACIOUS APARTMENT LIVING IN THE HEART OF BELCONNEN

Discover the perfect blend of space, style, and convenience in this oversized 1-bedroom apartment, offering more room than the rest! Designed for modern living, this home features an open-plan lounge and dining area that seamlessly flows onto a private balcony—ideal for entertaining or unwinding after a long day.

For those who work from home, a dedicated study nook provides the perfect space for productivity without compromising on living areas.

Located on the 3rd floor, floor-to-ceiling double-glazed windows flood the apartment with natural light while ensuring privacy and energy efficiency. The high-end kitchen boasts top-of-the-range SMEG appliances, stone benchtops, and sleek cabinetry, while the luxurious bathroom features elegant floor-to-ceiling tiling.

### Apartment Features:

- Spacious open-plan living and dining
- Private balcony for outdoor enjoyment
- Dedicated study nook—perfect for remote work
- SMEG appliances & stone benchtops
- European laundry with dryer included
- Split-system heating and cooling in the living area & bedroom
- Secure intercom access, parking space & storage cage
- 68m2 of internal living + balcony

Located in the heart of Belconnen, this apartment offers an enviable lifestyle with top eateries like No.10 and cozy cafés just steps away. Don't miss this opportunity for luxurious, low-maintenance living in a prime location!

1 BED | 1 BATH | 1 CAR

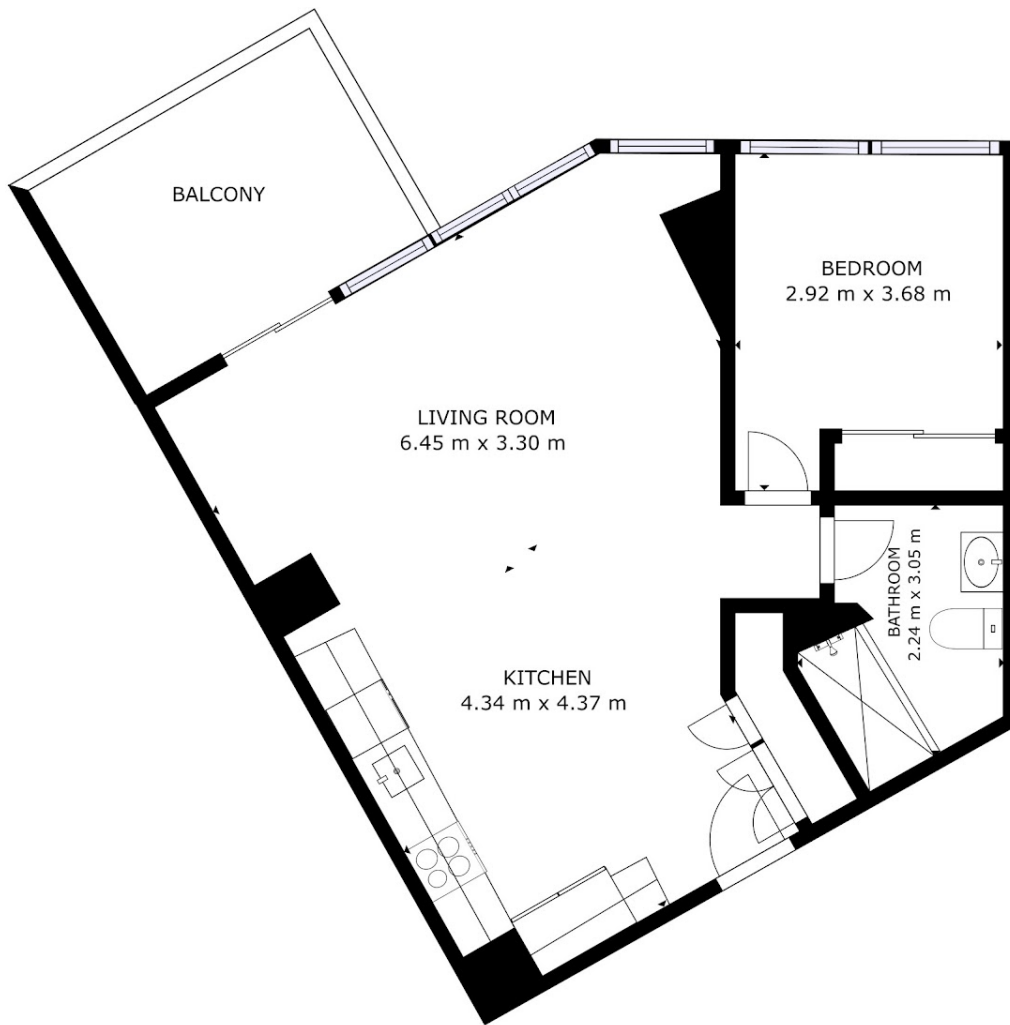
PRICE:  
\$399,000

OPEN FOR INSPECTION:  
N/A



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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.