79/100 HENRY KENDALL STREET, FRANKLIN, ACT, 2913









SOLD

SPACIOUS, CONVENIENT & GROUND FLOOR

If you've been searching for an apartment that actually feels like a home, this is it!

Enjoy over 68 sqm of courtyard space - perfect for relaxing in the sunshine or entertaining friends and family on the weekends. Inside, you'll love the north-facing living area, enhanced by double-sliding doors that drench the generous open-plan layout with natural light. The kitchen provides plenty of cupboard space, while storage is sorted with a large linen cupboard, built-in robes to all bedrooms, and a walk-through robe to the master. Even the bathrooms feel more generous than standard, with the main incorporating a dedicated laundry nook.

Set in a quiet complex with low body corporate fees, this apartment is beautifully convenient - with the light rail on your doorstep, and an easy walk to the Franklin shopping hub, where cafés, shops, and essential services like Woolies Metro are all close at hand. Gungahlin Town Centre and the city are also just a short drive away, truly offering the best of urban living with relaxed suburban comfort.

Summary of Features:
• Front & Rear Courtyards
• 3 Bedrooms w/ BIR (Walk Thru Robe to Main)
• Modern Kitchen w/ Dishwasher + Electric Cooking
• Generous, North-Facing Living
• Split-System AC
• Modern, Neutral Colour Scheme
• Side-by-Side Basement Parking w/ Storage Cage

Key Figures:
Built: 2013
Living: 96sqm + 68sqm Courtyard (approx.)
Body Corporate: $607/qtr (+$543 Sinking Fund) approx.
Rates: $470/qtr (approx.)
Rental Estimate: $625-$675pw
EER: 6.0

3 BED | 2 BATH | 2 CAR

PRICE:
$610,000

OPEN FOR INSPECTION:
N/A



Catherine Halloran
0490045819
catherine@thepropertyagents.com.au
www.thepropertyagents.com.au



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.

Catherine Halloran
0490045819
catherine@thepropertyagents.com.au
www.thepropertyagents.com.au

Catherine Halloran
LICENSED AGENT