

6/58 Leichhardt Street, Griffith, ACT, 2603



Apartment For Sale

Thursday, 21 November 2024

6/58 Leichhardt Street, Griffith, ACT, 2603

Bedrooms: 3

Bathrooms: 3

Parkings: 2

Type: Apartment



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Exclusive, refined luxury opportunity

The pinnacle of contemporary luxury is this exclusive boutique development, comprising just 11 meticulously designed residences. Embodying architectural excellence, the striking monolithic façade, accentuated by elegant copper cladding, establishes an immediate sense of sophistication.

Step inside to be greeted by expansive, light-filled spaces thoughtfully crafted for both relaxation and refined entertaining. The open-plan living areas are oriented to invite natural light, seamlessly flowing onto two outdoor retreats. These alfresco spaces are enclosed, feature a built-in BBQ, and are the perfect extension of your living environment, whether hosting guests or enjoying tranquil evenings at home.

At the heart of the home, the chef's kitchen is a showcase of modern innovation and design. Outfitted with an exceptional suite of Miele appliances, including dual ovens, a coffee machine, integrated dishwasher, rangehood, refrigerator, and cooktop, it caters to every culinary desire. Dual built-in Vintec wine fridges and meticulously crafted joinery further enhance the aesthetic.

Thoughtful design continues throughout the residence, where every detail reflects architectural precision. Engineered oak timber flooring enriches the living areas, while a bespoke gas fireplace adds warmth and character. Double-glazed windows and stacking doors not only flood the interiors with natural light but also ensure superior energy efficiency and acoustic insulation.

The sense of luxury extends to practical features, including a private double lock-up garage with ample storage and EV charger readiness, ducted reverse-cycle heating and cooling with zoned controls, and state-of-the-art security systems, comprising an alarm and video intercom for peace of mind.

Residents are also granted access to exclusive amenities, including a rooftop swim spa and communal garden, offering serene spaces. Ideally situated within walking distance to the vibrant Kingston precinct, this residence provides an enviable lifestyle where convenience meets elegance.

This is more than a home-it is a sanctuary of unparalleled craftsmanship, luxury, and location.

- Boutique project of only 11 residences
- Unique monolithic facade with elements of copper cladding
- Spacious open plan design with north-facing living areas that open onto outdoor spaces created for relaxation and entertainment
- Architecturally curated interiors with detailed joinery built in throughout
- Miele appliances: Two ovens, coffee machine, integrated dishwasher, built-in rangehood, fridge, washer, dryer, and cooktop
- Built-in Vintec wine fridges
- Built-in gas fireplace
- Glass-covered, enclosed alfresco with built-in BBQ
- Private double lock-up garage with additional storage space and an electrical switchboard EV charger ready
- Engineered oak timber flooring to living areas
- Ducted reverse-cycle heating & cooling, separately zoned to living areas and bedrooms
- Double-glazed windows and stacking doors
- Rooftop pool and communal open garden
- Security alarm system in addition to the base building video intercom system
- Walking distance to Kingston precinct and surrounds

Internal: 162m²

External: 29m²

Lockup Garage: 37m2

Strata Levy Estimate: \$5,306 p/a