

319/1 Anthony Rolfe Avenue, Gungahlin, ACT, 2912



Unit For Sale

Wednesday, 27 November 2024

319/1 Anthony Rolfe Avenue, Gungahlin, ACT, 2912

Bedrooms: 1

Bathrooms: 1

Parkings: 1

Type: Unit



Nathan Wood
0432228630

Resort-Style Amenities, Prime Location

Indulge in the modern urban lifestyle this executive apartment offers. Nestled in the iconic resort-style 'Infinity Towers' complex. Situated on the 12th floor with a desirable orientation, this property captures breathtaking panoramic views, spanning from the serene lake and beyond to the mountains.

Designed for all year round comfort, the property is well insulated with reverse cycle air conditioning installed. Open plan layout includes sleek kitchen with stone benchtops and modern appliances opens onto the living / dining space and seamlessly flows out to the balcony. Additional features include reliable FTTB internet, secure keycard access, CCTV, intercom, and single parking with storage, every aspect of modern living is covered here.

The 'Infinity Towers' complex offers unparalleled luxury amenities. Take a refreshing dip in the 25-metre infinity pool that seems to merge with the skyline or relax on your balcony with a beverage, soaking in the picturesque scenery. Enjoy access to a fully equipped gym, BBQ facilities, and tranquil sitting areas, making every day feel like a holiday.

Overlooking the scenic Yerrabi Pond and Parkland, this apartment perfectly balances serene living with urban convenience. A short walk takes you to Gungahlin city centre, Marketplace, bus services, and tram stops, providing effortless connectivity to Canberra's city center in under 30 minutes. Nearby walking and bike trails, parklands, and lakes ensure you're never far from nature.

Whether you're a professional seeking an upscale, well-connected residence or an investor eyeing a high-yield, low-maintenance property, this apartment is an unmissable opportunity.

- Contemporary apartment in the 'Infinity Towers'
- Positioned on the 12th floor with expansive views
- One bedroom with built-in wardrobe
- Bathroom with floor to ceiling tiles and European laundry
- Open-plan living, dining, and kitchen area
- Modern kitchen includes stone benches electric cooking and dishwasher
- Private, northeast-facing balcony with scenic views
- Executive apartment set in a quiet, convenient locale
- Well-insulated property with reverse-cycle air conditioning unit
- FTTB, secure keycard access, CCTV, intercom
- Secure single car parking space with storage cage
- Complex offers infinity pool, BBQ, outdoor sitting area and gym
- Small food shop downstairs and bus stop at your doorstep
- Minutes' walk to Gungahlin Centre and local tram stop
- Close to parkland and the lake, offering lovely walking & bike trails
- Easy access to Canberra City - approx. 30 minutes drive
- EER 6.0
- Body corporate per quarter \$953 approx.
- Rates per quarter \$394 approx.
- Land tax per quarter \$436.88 approx.
- Living space 60m²
- Balcony space 8m²