

**406/26 Cynthea Teague Crescent, Greenway, ACT,
2900**

Unit For Sale

Thursday, 24 October 2024



406/26 Cynthea Teague Crescent, Greenway, ACT, 2900

Bedrooms: 2

Bathrooms: 2

Parkings: 2

Type: Unit



Brett Hayman
0411414624

Spacious Two-Bedroom Apartment with Stunning Views and Premium Amenities

This beautifully maintained two-bedroom apartment offers a perfect blend of comfort, convenience, and lifestyle. The well-designed layout includes a hallway entry leading to an open-plan kitchen, dining, and living area, with a modern kitchen featuring an island bench. The master suite includes 2 x built-in robes and an ensuite, while the second bedroom also has a built-in robe. Ample storage solutions are seamlessly integrated throughout the apartment, and the generous balcony provides additional space for relaxation and entertaining.

Featuring air conditioning in both the main bedroom and living area, as well as excellent natural light and airflow throughout, this home ensures year-round comfort. Whether you're a professional, a couple, or a small family, this apartment provides an ideal living environment close to essential amenities and recreation.

Take in the breathtaking, unobstructed views of the Brindabellas from the apartment. Each bedroom enjoys views of greenery, adding to the calm and tranquil atmosphere of the home. Air conditioning units in the main bedroom and living area allow for tailored climate control, while the apartment's sunny aspect and natural airflow help to minimize energy use, keeping the home pleasant in all seasons.

The building offers outstanding shared amenities, including a large outdoor swimming pool, spa, sauna, BBQ areas for social gatherings, and beautifully landscaped communal gardens. Secure parking and well-maintained common areas add convenience and security to your lifestyle.

Enjoy the convenience of being just minutes from top local schools such as Lake Tuggeranong College and Bonython Primary School, making it perfect for families. Nature lovers will appreciate the 1-minute stroll to Lake Tuggeranong and nearby nature reserves, offering plenty of outdoor activities. SouthPoint Shopping Centre is also close by, providing a variety of retail outlets, dining, and cafes. Public transport options are easily accessible with the nearby Tuggeranong Bus Interchange.

Features:

- Well-maintained two bedroom corner apartment
- Thoughtful layout, with open plan kitchen / dining / living area
- Modern kitchen with island bench
- Master suite with 2 x built in robes and an ensuite
- Additional bedroom with built in robe
- Air-conditioning units in the master bedroom and living area
- Generous balcony space
- Ample storage solutions throughout
- Breathtaking views of the Brindabellas
- Excellent complex amenities, including large outdoor swimming pool, spa and sauna, BBQ areas, and landscaped gardens
- Secure parking

EER: 6.0

Rates: \$1,571 pa (approx)

Land Tax: \$1,879 pa (approx)

Living Area: 75m²

Balcony: 14m²

Body Corporate: \$4,418 pa (approx)

Nearby

- Lake Tuggeranong
- Southpoint Shopping Centre
- Tuggeranong Bus Interchange
- Wanniasa Primary School

-[Wanniassa High School](#)

-[Erindale College](#)