

618/86-88 Northbourne Ave, Braddon, ACT 2612

Sold - 23/09/2021

Apartment 1  1  1 



## A City Fringe Gem

\*\* We are delighted to once again be able to show homes to buyers in person. Please note that whilst physical inspections are now possible, we cannot guarantee that all buyers will have the opportunity to do so due. This is due to high demand and the imposed limit of 4 people per property per day. If you are interested in personally inspecting this home, we urge you to request your appointment as early as possible. Please select the 'Book Inspection' or 'Request Inspection' button below to request an appointment. In the meantime, we encourage you to explore the home further using our suite of interactive inspection tools. \*\*

### Open for Inspection

By Appointment.

\*\* This listing provides interactive tools to make your buying experience easier and more enjoyable. The power to furnish, renovate and redecorate is at your fingertips. To access these features, copy the links below into your browser.\*\*

Interactive Floorplan - <https://cdn.diakrit.com/product/furnish/11526761>

3D Tour - <https://cdn.diakrit.com/product/panorama/11526762>

Kitchen Renovation - <https://cdn.diakrit.com/product/styling/11526763>

'Phoenix' has proved over the years to be a terrific building for occupiers and investors alike. Located at the City edge of Braddon, you're just a short walk to the cornucopia of cafes, restaurants, shopping and nightlife that Braddon now offers. As well as being walking distance to the CBD, ANU and Light Rail.

The building itself is well managed, well maintained and has great facilities, including an excellent gym, large terrace and private outdoor pool.

There is a terrific and rare offering in the building currently. A large, North-facing one bedroom apartment. Fully furnished and ready to move into, or to become a set-and-forget investment opportunity in a prime location.

Braddon is going from strength to strength, and even if you're not looking for somewhere to move into, plenty of renters are, and a property in this location is sure to attract tenants.

What's on offer:

### Listed By

Nic Salter-Harding

