



## Belconnen, 708/6 Grazier Lane

### Charming With a View

Discover your new home in the heart of Belconnen Town Centre!

Welcome to this stunning, modern 3-bedroom apartment, perfectly situated in a prime location. Enjoy the luxury of stainless steel appliances, elegant stone benchtops, and double glazing throughout. Stay comfortable year-round with reverse cycle air conditioning, and take in the breathtaking views from your new home.

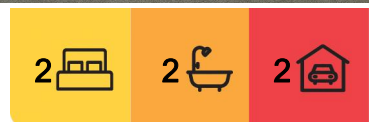
Conveniently located within walking distance to Woolworths, BWS, Westfield Belconnen, CISAC, Belconnen Bus Interchange, and The University of Canberra, this apartment is ideal for those who rely on public transportation or prefer to be close to local amenities.

Features Include:

- \* 2 spacious bedrooms with built-in robes
- \* Large, modern bathrooms



**Disclaimer:** All information contained therein is gathered from relevant third parties sources. We cannot guarantee or give any warranty about the information provided. Interested parties must rely solely on their own enquiries.



**For Lease**  
Please Call

**View**  
[ljhooker.com.au/HNZQCF8H](http://ljhooker.com.au/HNZQCF8H)

**Contact**  
**Leasing Team**  
0418 631 503  
[leasingconsultant@ljhbelconnen.com.au](mailto:leasingconsultant@ljhbelconnen.com.au)

**EER** ★★★★★

**LJ Hooker Belconnen**  
**(02) 6251 1477**

- \* Stylish kitchen with stainless steel appliances
- \* Reverse cycle air conditioning for year-round comfort
- \* Spectacular views of Lake Ginninderra

12 Month Lease

The property has a valid exemption and is not required to comply with the minimum ceiling insulation standard.

EER Unknown

#### TO INSPECT THIS PROPERTY

1. You can Register to join an existing inspection or Register to be notified when inspection times are available.
2. Click on the BOOK INSPECTION button and choose your inspection time.
3. If this listing does not have the BOOK INSPECTION button, please go to [Belconnen.ljhooker.com.au](http://Belconnen.ljhooker.com.au) to Register.
4. If you do not Register, we cannot notify you of any time changes, cancellations, or future inspection times.

**PETS:** Please be aware that at all stages of your tenancy this property requires consent to be sought from the property owner for the keeping of any pets at the property. Consent must be provided before any pets are on the property.

#### Disclaimer

Information contained herein is gathered from external sources we consider to be reliable. Whilst all care has been taken regarding all information compiled for this rental advertisement LJ Hooker Belconnen does not give any guarantee or warranty about the information provided and does not accept responsibility and disclaims all liabilities as to any errors or inaccuracies contained herein. We advise prospective tenants to rely on their own investigations and in-person inspections to ensure this property meets their individual needs and circumstances.

## More About this Property

<b>Property ID</b>	HNZQCF8H
<b>Property Type</b>	Apartment
<b>Including</b>	Air Conditioning Intercom Balcony Dishwasher Built-in-Robes

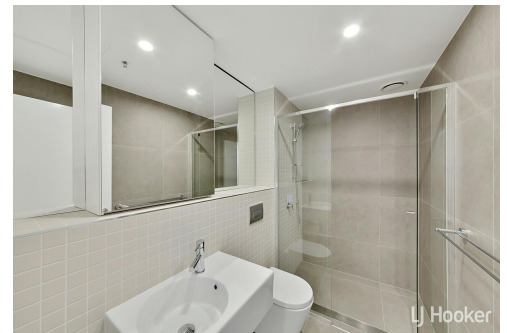
#### Leasing Team 0418 631 503

Property Investment Manager | [leasingconsultant@ljhbelconnen.com.au](mailto:leasingconsultant@ljhbelconnen.com.au)

#### LJ Hooker Belconnen (02) 6251 1477

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