



40/38 Mort Street, Braddon

Welcome To The Heart Of Habitat


This contemporary one bedroom apartment is located right at the doorstep of all that the Braddon precinct offering you a favourite food destination in the heart of Canberra.

Leave the car at home and ride or walk straight into Canberra's Central Business District or utilize the Metro light rail stop a short stroll away. A recreational area on level 2, with a built-in pool looking over the city and communal barbecue area is provided for all residents to enjoy. Internal access to the basement parking, plus a storage cage.

Habitat also boasts a private entertaining area and pool for residents to enjoy.

Features include:

- Spacious bedroom
- Modern square set cornices throughout
- Sleek 20mm stone benchtops
- Quality Grohe tapware throughout
- Stainless Steel Ariston appliances
- Spacious kitchen with quality cabinetry
- Quality cabinetry and bathroom ware

1  1  1 

FOR RENT
\$540 Per Week

VIEW
By Appointment

AGENTS
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AGENCY
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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.

 **LJ Hooker**

- European style laundry
- Ducted reverse cycle air conditioning and heating
- Basement parking with storage cage
- Within easy walking distance to the Central Business District
- Short walk to Metro light rail on Northbourne Avenue
- Private entertaining area and pool for residents to enjoy.

No current EER

Suburb Snapshot

The suburb is one of the oldest suburbs in Canberra, a relatively young city, settled in 1922 and gazetted as a division name in September 1928. It contained Canberra's first light-industrial area. In recent years this area has begun to be redeveloped as an entertainment and residential precinct. Other areas have been redeveloped with flats. It is now Canberra's most densely populated suburb.

Disclaimer:

Please note that while all care has been taken regarding general information and marketing information compiled for this rental advertisement, LJ HOOKER CANBERRA CITY does not accept responsibility and disclaim all liabilities in regard to any errors or inaccuracies contained herein. We encourage prospective tenants to rely on their own investigation and in-person inspections to ensure this property meets their individual needs and circumstances.

PETS:

Please be aware that at all stages of tenancy this property requires consent to be sought from the lessor for the keeping of any pets at the premises. Consent must be provided before any pets are at the premises.

RENTING BOOK:

https://www.justice.act.gov.au/data/assets/pdf_file/0008/2443472/Renting-Book-May-2024.pdf

MORE DETAILS

Property ID	2FSSFHK
Property Type	Apartment
Including	Air Conditioning Intercom Balcony Dishwasher Built-in-Robes

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