



405/24 Lonsdale Street, Braddon

## Urban Loft

Situated in the heart of Canberra's most fashionable neighborhood at 405/24 Lonsdale Street, this loft offers immediate access to Braddon's lively nightlife and dining scene.




This urban oasis features a spacious and open floor plan spread across two levels, maximising space and creating distinct areas for indoor and outdoor living, dining, and relaxation. The kitchen is equipped with top-of-the-line appliances and boasts a sleek design. The loft bedroom above adds a touch of elegance and provides a cozy retreat. Adjacent to the bedroom is a versatile study that can be used for work or as a second bedroom, offering flexibility to suit your needs.

Do not miss the chance to make this unique property yours, with its unmatched combination of style, versatility, and convenience. This is City living at its finest!

Features include:

- One bedroom with wardrobe
- Study or second bedroom
- European laundry
- Reverse cycle heating and cooling

No current EER

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### FOR RENT

Please Call

### AGENTS

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### AGENCY

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(02) 6249 7700

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**

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

This property is awaiting an insulation information from the Owners Corporation.

There is no embedded network.

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

## MORE DETAILS

Property ID	2F24FHK
Property Type	Apartment
Including	Study Balcony Dishwasher

#### Suja Uprety 0401 566 223

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