



Leased



17/71 Giles Street, Kingston




Spacious Apartment In Popular Kingston Location

This one bedroom apartment is situated in the heart of the foreshore. The open plan layout boasts reverse cycle heating and air conditioning. The property also has a convenient study nook, and a modern kitchen equipped with a dishwasher and ample cupboard space. The apartment is also within walking distance of restaurants and gym on your doorstep.

Features include:

- Walk-in robe
 - Two-way bathroom
 - Large balcony
 - One underground car space
 - Storage cage
 - Intercom
 - Lift
 - Air conditioning
 - Dishwasher
- No current EER

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

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FOR RENT

Please Call

AGENTS

Jenna Cattanach

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AGENCY

LJ Hooker Canberra City

(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 is awaiting an insulation information from the Owners Corporation.

Suburb Snapshot:

Kingston is the oldest and one of the most popular suburbs of Canberra.

Nestled on edge of Lake Burley Griffin is the Kingston foreshore precinct with bustling café's fantastic restaurants, the bus depot markets and glassworks gallery.

The 'Old Kingston' precinct has been recently redeveloped with boutique shops, pubs and a brand-new supermarket.

The suburb is named after Charles Cameron Kingston, the former Premier of South Australia and minister in the first Australian Commonwealth Government. The suburb of Kingston is situated about 4 km from the Centre of Canberra, easily accessible by road, cycling paths and public transport.

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	2FE8FHK
Property Type	Apartment
Including	Study Air Conditioning Balcony Dishwasher Built-in-Robes

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