

Leased



812/35 Furzer Street, Phillip




## Manhattan Loft-Style Apartment

As soon as you step inside this gorgeous apartment you will be blown away by every little detail. High ceilings and an open plan floor plan with views to the mountain you can almost feel the ambiance. The lounge/dining space opens to a spacious balcony, offering panoramic views of the pool and distant Brindabella Mountains.

This Manhattan loft-style home, has three bedrooms, two and a half bathrooms and two carparks with remote gated access. The modern designer kitchen is a chef's delight and will be ideal for entertaining. Equipped with Caesarstone benchtops, and premium SMEG appliances, this is the perfect space to create culinary delights.

Features include:

- Good size bedrooms
- High ceilings
- Exposed brick walls
- Powder room to ground floor
- Large balcony with amazing views
- Shared resort inspired pool barbeque facilities
- Zen gardens
- Ducted heating and cooling
- Intercom
- Basement parking

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**FOR RENT**

Please Call

**AGENTS**

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**AGENCY**

LJ Hooker Canberra City

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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**

No current EER

The property does comply with the minimum ceiling insulation standard.

#### Suburb Snapshot

Phillip is a suburb of Canberra, Australia in the district of Woden Valley. It is located in the centre of the district and contains the district's main commercial centre, Woden Town Centre. The suburb is named after Arthur Phillip, the first Governor of New South Wales. The suburb name was gazetted on 12 May 1966. Streets in Phillip use names associated with the First, Second and Third Fleets; streets in the Swinger Hill were named after architects.

#### 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	2FRVFHK
Property Type	Apartment
Including	Air Conditioning Ducted Cooling Ducted Heating Toilets (1) Intercom Pool Balcony Dishwasher Built-in-Robes

#### Tahlia Lewry 0428 025 408

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