



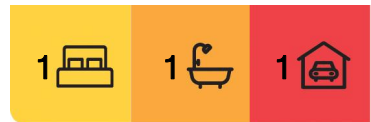
Barton, 15/3 Burbury Close

Spacious 62 sqm New York Loft in Barton

Discover New York loft-style living at the prestigious Realm Park precinct. Perfectly suited for first-home buyers, professional couples, and savvy investors, this residence blends luxury, privacy, and convenience in one of Inner South's most sought-after locations. With a sleek open-plan design and premium finishes, this home embodies the ideal urban lifestyle.

Step into a bright, east-facing living area featuring high ceilings, plush carpet, and double-glazed windows that flood the space with natural light. The open-plan layout flows seamlessly to a private, landscaped courtyard, perfect for morning coffee, quiet relaxation, or evening entertaining.

The designer kitchen impresses with high-end Miele appliances, an integrated dishwasher, stone benchtops, and striking marble accents, making every meal a pleasure.



For Sale
\$519,000 - \$539,000

View
ljhooker.com.au/1TTUFMF

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EER ★★★★★★



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Upstairs, retreat to a peaceful, oversized bedroom with luxury louver windows and a mirrored built-in wardrobe for ample storage. Adjacent is a versatile space, ideal as a home office, media room, or guest corner. The modern upstairs bathroom showcases high-quality finishes, full-height tiling, and built-in storage, while a separate laundry and convenient ground-floor powder room add functionality to this stylish home.

Realm Park places you moments from Canberra's finest cafes, restaurants, and cultural hubs. Enjoy breakfast at Maple and Clove, evenings at Laya Bar, and explore the vibrant Kingston Foreshore, Manuka, and Lake Burley Griffin, all within walking distance. With Telopea Park, the National Gallery, and Manuka's chic boutiques nearby, this location truly offers something for everyone.

- * East-facing with abundant natural light
- * Ground-floor with private and sunlit courtyard
- * Designer kitchen with Miele appliances, stone benchtops, and soft-close cabinetry
- * Versatile upstairs study area or guest space
- * Modern bathroom with full-height tiling
- * Separate laundry and convenient powder room
- * Ducted reverse-cycle air conditioning
- * Secure basement parking and storage cage
- * Double-glazed windows
- * Prime Inner South location near cafes, bars, and retail, with easy access to Lake Burley Griffin, Kingston Foreshore, and Manuka.

Disclaimer:

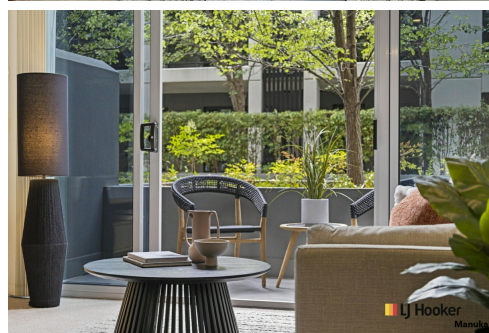
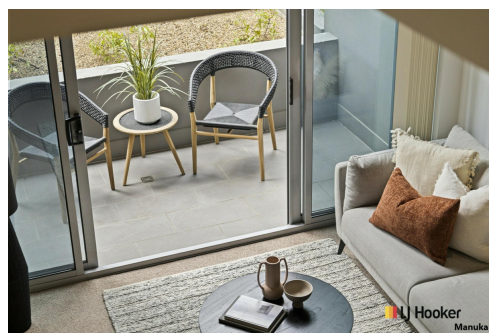
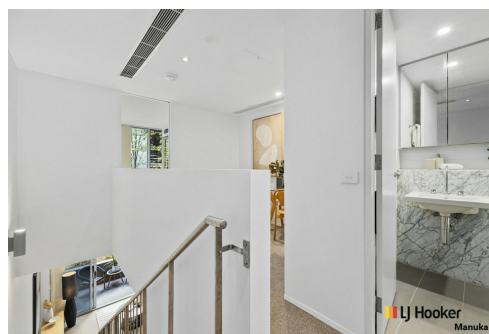
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More About this Property

Property ID	1TTUFMF
Property Type	Unit
EER	6
Including	Study Air Conditioning Evaporative Cooling Intercom Courtyard Dishwasher Built-in-Robes Secure Parking

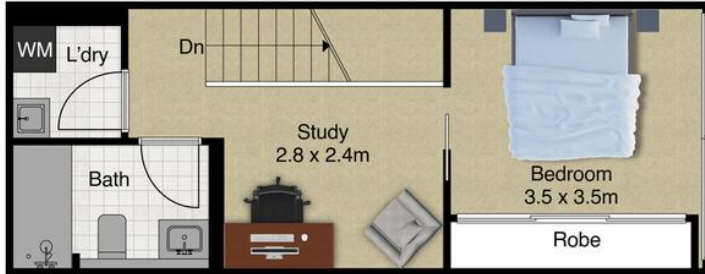
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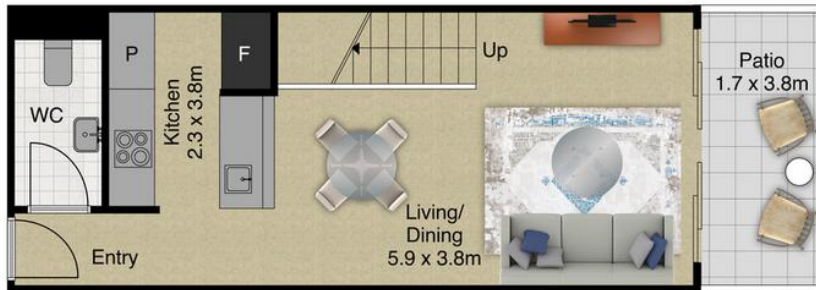


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First Floor



Ground Floor

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Manuka

Indicative only. Dimensions are approximate. All information contained herein is gathered from sources we believe to be reliable. However, we cannot guarantee its accuracy and interested persons should rely on their own enquiries.

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