



LJ Hooker



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Belconnen, 112/39 Benjamin Way

Room with a View!

Positioned on the top floor of the Sentinel, this north facing apartment offers breathtaking views of Lake Ginninderra.

Featuring two bedrooms both with built in robes, open plan living and dining area and spacious balcony. Floor to ceiling windows across the apartment take in the best of the sunny north aspect and views.

Proximity to the local amenities is second to none. Right outside your door, you'll find the bus interchange and Westfield across the street, a variety of cafes and restaurants, Lake Ginninderra and much more.

Freshly painted, vacant and ready to move in, this home will make an excellent choice any buyer who wants it all.



For Sale
\$498,000

View
ljhooker.com.au/HNZGXF8H

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EER ★★★★★



LJ Hooker Belconnen
(02) 6251 1477

Disclaimer: 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.

Features:

- * North facing with lake views
- * Freshly painted
- * Open plan living
- * Floor to ceiling double glazed windows
- * Fully equipped kitchen with quality appliances
- * Stone benchtops
- * Built in robe to both bedrooms
- * Reverse cycle air-conditioning
- * European laundry with dryer
- * Allocated car park
- * Complex offers gym, pool and community veggie garden

Complex Features:

- * Outdoor pool
- * Gym facilities, community garden, BBQ area
- * Electric vehicle charging stations on the ground floor
- * Bike storage room

Build Year: 2013

Living Size: 77sqm

Balcony Size: 9sqm

EER: 6.0

Rates: \$ 1,552p.a.

Strata: \$ 5,936p.a.

Land Tax: \$ 1,833p.a. (investors only)

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More About this Property

Property ID	HNZGXF8H
Property Type	Apartment
House Size	77 m ²
EER	6

George Vlandis 0437 398 774

Sales Agent | gvlendis@ljhbelconnen.com.au

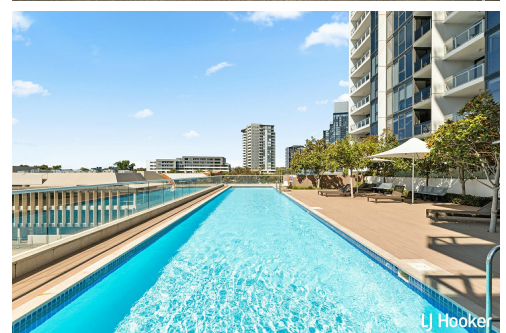
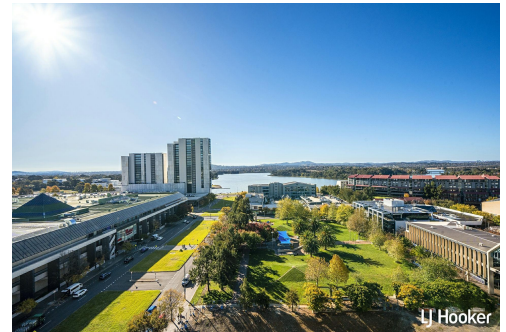
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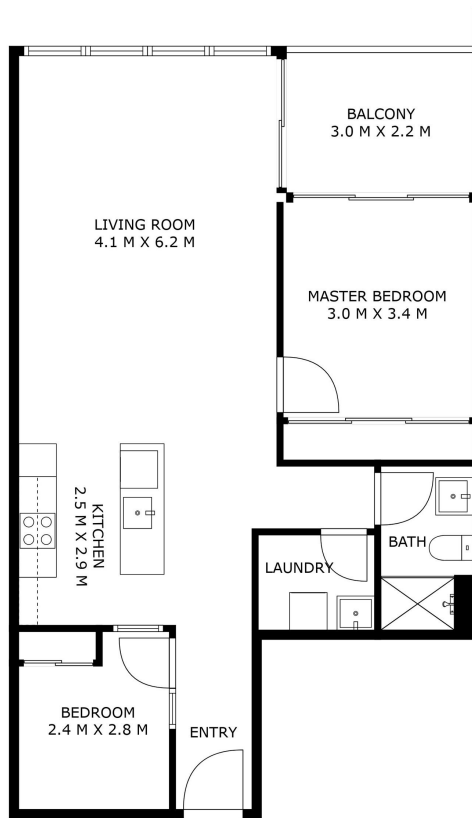
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Disclaimer: Plans are indicative only and should be checked by the prospective purchaser. Plans shown are for presentation purposes and are not part of any legal document. All measurements and figures are approximate. The information herein is gathered from sources we believe to be reliable.

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