



LJ Hooker






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52/20 Beissel Street, Belconnen

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## The Best of Both Worlds

How good would it be to be surrounded by green spaces, large mature trees, lake views, nature trails, and still be only a 5-minute leisurely walk to the Belconnen Town Centre. Minutes from cafes, shopping mall, public transport hub and the busy lifestyle a thriving Town Centre has to offer. This is city/natural living at its very best.

Welcome to the Shores!

On offer is a very generous two-bedroom ensuite apartment, elevated with northerly views, secure garage parking and a whole lot of charm. The complex is well built, well positioned, and makes the perfect home for an investment or to live in and enjoy!

Come see us now. Just call.

Features:

- Situated at the rear of the complex with great northerly views over the parkland
- Gated access to Lake Ginninderra Park Lands
- Walking distance to Belconnen Town Centre
- Top floor apartment
- Spacious two-bedroom ensuite apartment
- Wall mounted reverse cycle air conditioning for year-round comfort

**FOR SALE**  
\$585,000

**AGENTS**

Robert Murphy  
0414 734 185  
rmurphy@ljhbelconnen.com.au

James Vlandis  
0488 484 814  
jvlandis@ljhbelconnen.com.au

**AGENCY**

LJ Hooker Belconnen  
(02) 6251 1477

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.

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- Secure garage parking and storage lock up
- Pets welcome
- Great investment or private residence

Built 2006

Property Size: 106sqm | Internal Living Size: 90 sqm | Balcony Size: 16 sqm

EER: 6.0

Rates: \$2,500 p.a.

Body Corp Fees: \$3,913 p.a.

Land Tax: \$3,162 p.a. (investors only)

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**MORE DETAILS**

Property ID	HP0Y4F8H
Property Type	Apartment
House Size	106 m2
EER	6
Including	Air Conditioning Intercom Balcony Dishwasher Built-in-Robes Secure Parking Remote Garage

**Robert Murphy 0414 734 185**

Sales Agent | [rmurphy@ljhbelconnen.com.au](mailto:rmurphy@ljhbelconnen.com.au)

**James Vlandis 0488 484 814**

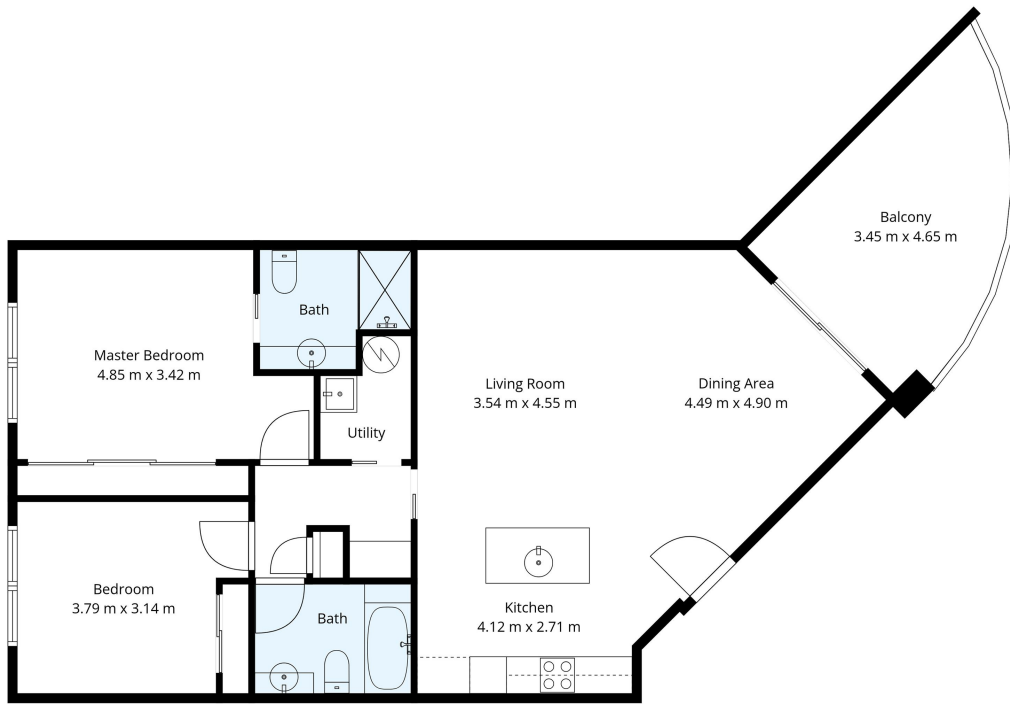
Sales Agent | [jvlandis@ljhbelconnen.com.au](mailto:jvlandis@ljhbelconnen.com.au)

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**52/20 Beissel Street, Belconnen**

*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.*