






30/16 Doonkuna Street, Braddon

1  1  1 

## Modern Comfort in a Vibrant Location

This modern, light-filled apartment combines comfort, convenience, and contemporary style in one of Canberra's most sought-after neighbourhoods.

The open-plan living area seamlessly connects the sleek kitchen and lounge, creating an inviting space to entertain friends or unwind after a long day. The kitchen features stone benchtops, while the generously sized bedroom includes a walk-through robe leading to a stylish two-way bathroom with floor-to-ceiling tiling. Additional features include reverse-cycle air conditioning, lift access, and a covered balcony to enjoy year-round.

Perfectly positioned on the fringe of the City, you'll be just moments from cafes, restaurants, shops, parks, and everything the CBD lifestyle has to offer.

Apartments in this location are always in demand-inspect at the next open home or call today to arrange your private viewing.

### Key Details

**FOR SALE**  
\$449,000+

### AGENTS

Andy Greenberger  
0400 819 650  
[andy.greenberger@ljhodenweston.com.au](mailto:andy.greenberger@ljhodenweston.com.au)

### AGENCY

LJ Hooker Woden | Weston  
(02) 6288 8888

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**

Living: 57m<sup>2</sup>  
Balcony: 13m<sup>2</sup>  
Rates: \$544 per quarter  
Land Tax: \$698 per quarter (if applicable)  
Body Corporate: \$5,324 per annum

#### Property Features

New carpet to living area and bedroom  
New Miele oven  
Open-plan living and kitchen area  
Sleek kitchen with stone bench tops  
Spacious bedroom with walk-through robe  
• way bathroom with floor-to-ceiling tiling  
Reverse cycle air conditioning  
Covered balcony  
Lift access  
Basement car space with storage



#### MORE DETAILS

Property ID	JF7H5W
Property Type	Apartment
House Size	58 m <sup>2</sup>
Land Area	4645 m <sup>2</sup>
EER	5

**Andy Greenberger 0400 819 650**  
Senior Sales Consultant - Licensed Agent |  
[andy.greenberger@ljhwodenweston.com.au](mailto:andy.greenberger@ljhwodenweston.com.au)

**LJ Hooker Woden | Weston (02) 6288 8888**  
23 Brierly Street, WESTON CREEK ACT 2611  
[westoncreek.ljhooker.com.au](http://westoncreek.ljhooker.com.au) | [reception@ljhwodenweston.com.au](mailto:reception@ljhwodenweston.com.au)