



320/2 Anzac Park, Campbell

Luxury Living at The Parade

Where elegance, comfort and location unite

Positioned on the third floor of one of Canberra's most exclusive developments, this stunning three-bedroom apartment at "The Parade" delivers a lifestyle defined by sophistication and convenience. Every element has been carefully curated - from the high-end SMEG appliances and built-in wine fridge to the underfloor heating and heated towel rails in each bathroom.

Inspired by its namesake, the iconic Anzac Parade, this residence is perfectly placed between Mount Ainslie, the Australian War Memorial, Lake Burley Griffin and the CBD.

Whether it's a morning walk through Hassett Park, a bike ride around the lake, or a relaxed evening in the rooftop garden enjoying sweeping city and mountain views - this is Canberra living at its finest.

Designed for seamless indoor-outdoor connection, The Parade offers shared spaces that elevate your lifestyle. Host dinner parties in the residents' fully equipped catering kitchen and dining area, unwind in the lush rooftop garden, or simply enjoy the tranquility of the surrounding green spaces.

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FOR SALE
\$999,000+

AGENTS

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AGENCY

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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**

Features:

- Premium location between Mount Ainslie, Lake Burley Griffin, Hassett Park and the CBD
- Rooftop garden with breathtaking panoramic views
- SMEG Dolce Stil Novo Thermoseal oven and microwave
- Built-in Vintec 50-bottle wine fridge
- Reconstituted stone benchtops
- Caroma Contura freestanding oval bath
- Ducted reverse-cycle air conditioning
- Designer-quality finishes throughout
- Underfloor heating and heated towel rails in all bathrooms and ensuites

At a glance:

- 3 bedrooms | 2 bathrooms | 2 car spaces
- 129sqm total (112sqm internal - 17sqm external)
- Built in 2021

Rates: \$553 p/q (approx.)
Strata: \$1,405 p/q (approx.)
EER: 6 stars

MORE DETAILS

Property ID	2E64FHK
Property Type	Apartment
House Size	112 m2
EER	6

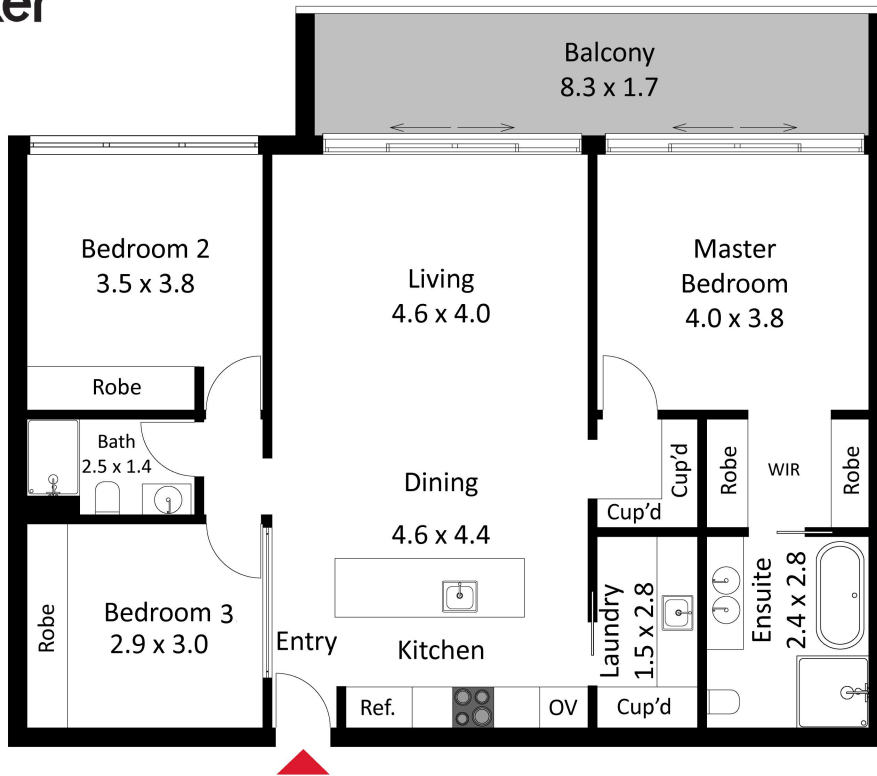
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The floor plan is not to scale; measurements are indicative and in metres. Exterior elements are not in position. Plans should not be relied on. Interested parties should make and rely on their own enquiries.

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