

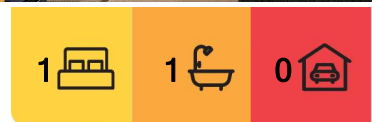
## Canberra, 712/2 Akuna Street

Your Perfect Unit Awaits in the Heart of Canberra!!!

Discover your ideal home at Nesuto Apartments in the heart of Canberra, where convenience meets vibrant city living. Enjoy easy access to trendy cafes, renowned restaurants, shopping hubs, and cultural hotspots.

These studio units are designed for maximum functionality and style, featuring ample storage, modern amenities and selling completely furnished. 712/2 Akuna Street offers exclusive amenities including a fitness centre, rooftop terrace, pool, and communal lounge, fostering a welcoming community atmosphere.

For investors, the unit is currently vacant, providing a blank canvas for your investment strategy. It is also available for short-term renting options, offering flexibility and potential for immediate returns. Alternatively, for those envisioning this unit as their new home, there's no delay-you can move in and make it your own as soon as you're ready.



**For Sale**  
259,000+

**View**  
Wed 10th Jul @ 5:00PM - 5:30PM

**Contact**  
**Eoin Ryan-Hicks**  
0424 042 419  
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**James Elbas**  
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**EER** ★★★★★



**LJ Hooker Kippax**  
(02) 6255 3888

**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.

The location is unbeatable, with a myriad of amenities at your doorstep. Indulge in the culinary delights of nearby restaurants, shop at your favorite stores, and revel in the vibrant atmosphere without the need for taxis or Ubers. The convenience of city living has never been more accessible.

Don't miss the chance to own a piece of Canberra's dynamic living space. This unit at 712/2 Akuna Street combines convenience and an unbeatable location, promising a lifestyle that exceeds expectations. Contact us now to arrange a viewing and secure your place in this thriving cityscape.

Rates: \$1,911 p.a. approx.

Land Tax: \$2,400 p.a. approx.

Body Corp: \$1,748 p.q. approx.

EER: 6.0

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## More About this Property

<b>Property ID</b>	1H3FF9U
<b>Property Type</b>	Unit
<b>EER</b>	6

### Eoin Ryan-Hicks 0424 042 419

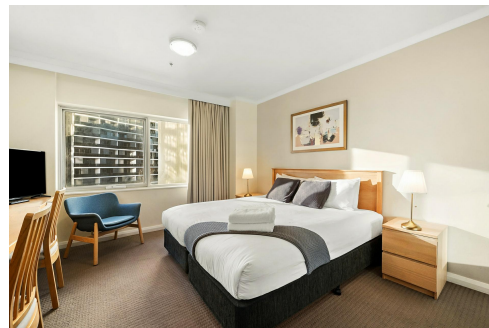
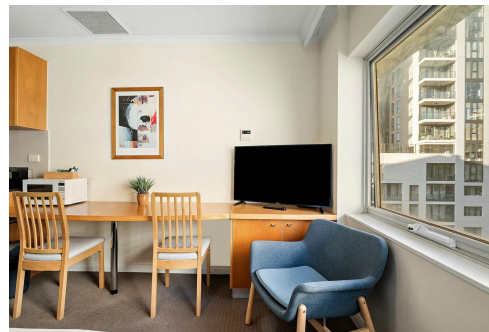
Franchise Owner | Sales Manager | Licensed Agent ACT & NSW | Eoin.ryan-hicks@ljhooker.com.au

### James Elbas 0423 715 124

Sales Consultant | james.elbas@ljhooker.com.au

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The floor plan is not to scale; measurements are indicative and in metres. All features included in this 3D plan are for inspiration purposes only. This is not an exact replica of the property or the position of exterior elements. Plans should not be relied on. Interested parties should make and rely on their own enquiries.

712/2 Akuna Street, City

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