




403/17 Summerfield Close, Denman Prospect

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Resort style amenity, seamless connectivity

Welcome to 403/17 Summerfield Close, an exceptional 2 bedroom + study apartment in the highly sought after Boulevard precinct, Denman Prospect.

Positioned in one of Canberra's most exciting new urban communities, this stylish residence combines contemporary design, quality inclusions and resort style amenity, perfect for owner occupiers, downsizers or astute investors. Developed by Core Developments and architecturally designed by JUDD. studio, Boulevard offers standout mid century modern architecture and a vibrant village atmosphere.

Features you'll love

- Spacious open plan living flowing to a private balcony with commanding views
- Thoughtfully designed kitchen with stone benchtops, premium Franke appliances and soft close joinery.
- Master bedroom with ensuite and built in wardrobes.
- Second bedroom with built in storage.
- Dedicated study perfect for WFH, or guest space which with some thoughtful additions can easily convert to a 3rd bedroom.

FOR SALE
\$629,000+

AGENTS

Charles Martin
0414 544 796
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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**

- Double glazed windows and energy efficient design.
- Secure basement parking for two cars plus storage.

Resort Style Lifestyle

- Residents enjoy an impressive array of amenities set to elevate everyday living
- Resort style pool and landscaped communal courtyards
- Rooftop private dining room with full kitchen and outdoor lounge
- " BBQ terraces and entertaining spaces
- " Onsite co working hub and café
- Parcel lockers and beautifully landscaped boulevards

Location that delivers

Walk to local parks, walking trails and the Denman Village shops. Easy access to public transport, schools, childcare and arterial routes connecting to the City, Belconnen and Woden.

Figures

Rates: \$479 p.q. (approx.)

Land Tax (If applicable): \$559 p.q. (approx.)

Strata: \$1,002 p.q. (approx.)

EER: 6

Living size: 77m2

This is modern urban living with an enviable lifestyle come see what Boulevard has to offer. Contact Charles Martin for your private inspection today.

MORE DETAILS

Property ID	JRAH5W
Property Type	House
House Size	77 m2
EER	6

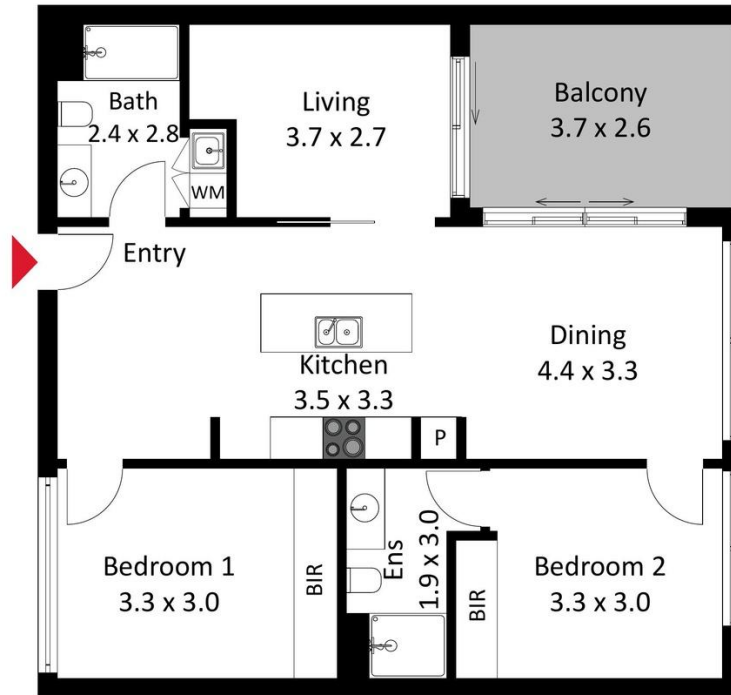
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The floor plan is not to scale; measurements are indicative and in metres. Exterior elements are not in position. Plans should not be relied on. Interested parties should make and rely on their own enquiries.

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