




72/75 Elizabeth Jolley Crescent, Franklin

1  1  1 

Easy Living, Prime Location - The Perfect Franklin Find!

Stylish, spacious and perfectly positioned - this one-bedroom plus courtyard apartment in the heart of Franklin is convenient, quiet and comfortable.

Featuring a generous open-plan layout and a large private courtyard, this home is made for relaxed living and effortless entertaining. Whether it's a morning coffee in the sunshine overlooking the park or an evening catch-up with friends, you'll love having this extra outdoor space all to yourself.

Inside, the kitchen is modern and functional, the bedroom offers great storage and the bathroom is sleek and well-designed. With a secure car space and storage included, everything you need for easy everyday living is right here.

Located just moments from the Gungahlin Town Centre, light rail, cafés, and shops, you'll have the best of Canberra living right on your doorstep.

Whether you're starting out, downsizing or investing, this one ticks all the boxes for location, lifestyle, and low-maintenance living.

FOR SALE
By Negotiation

AGENTS

Tim Russell
0416 087 834
tim.russell@ljhooker.com.au

Jackson White-Brettell
0421 479 376
Jackson.white-brettell@jkhaleen.com.au

AGENCY

LJ Hooker Kaleen
(02) 6241 1922

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**

Looking to call Franklin Home? please speak with Tim Russell 0416087834 or Jackson White-Brettell 0421479376 for further information or a private inspection.

Features:

- Large ground floor courtyard
- Located on the edge of Gungahlin
- Close proximity to the light rail
- Open plan living space
- Basement car space
- Storage cage in the basement

EER: 4.5

Rates: \$1,996.32 pa approx

Land Tax: \$2,380.79 pa approx

Body Corporate: \$4,430.00 PA (approx)

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MORE DETAILS

Property ID	2GWWF9Q
Property Type	Apartment
House Size	100 m2
Land Area	9026 m2
EER	4.5

Tim Russell 0416 087 834

Franchise Owner / Sales Manager / Licensed Agent & Auctioneer
ACT/NSW | tim.russell@ljhooker.com.au

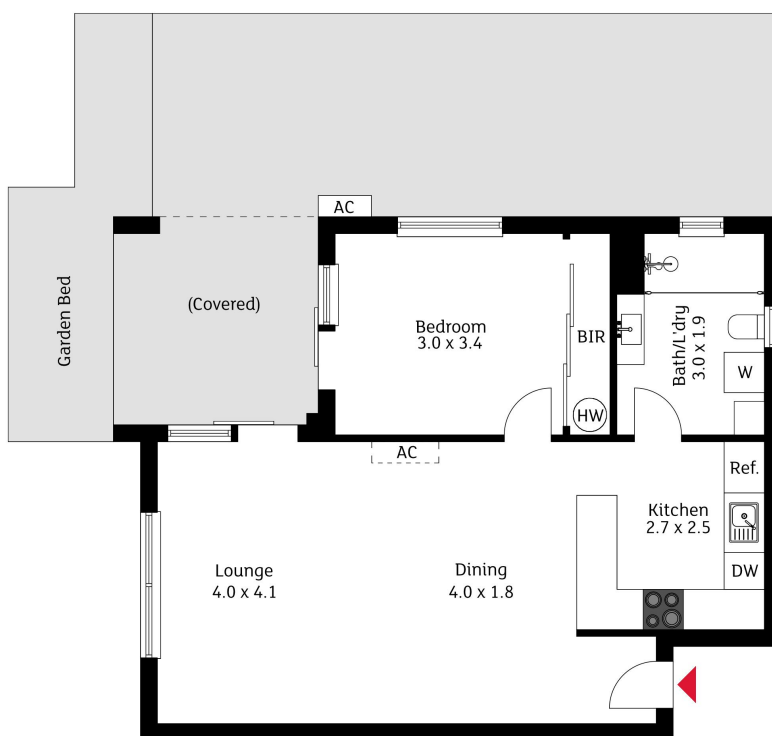
Jackson White-Brettell 0421 479 376

Executive Assistant to Tim Russell | Jackson.white-brettell@ljhkaleen.com.au

LJ Hooker Kaleen (02) 6241 1922

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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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