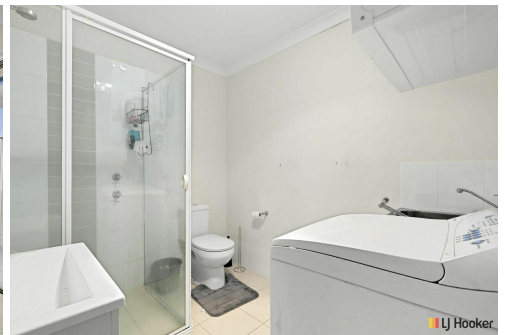
 LJ Hooker



## Harrison, 54/141 Mapleton Avenue

Your entry into Harrison!

Welcome to your new home in the heart of Harrison! This charming 1-bedroom property is a perfect blend of modern comfort and convenience, offering a cozy retreat within a vibrant community. Nestled in a sought-after location, this residence provides an ideal living space for individuals or couples seeking a balance between tranquility and accessibility.

As you step inside, you'll be greeted by a thoughtfully designed living area, bathed in natural light, creating an inviting atmosphere for relaxation and entertainment. The well-appointed kitchen boasts modern appliances, gas cooking, and ample bench space.

The bedroom, a quiet sanctuary, provides a comfortable haven for rest and rejuvenation after a long day. The property's layout optimizes space, ensuring a seamless flow between the different areas, enhancing the overall sense of coziness and functionality.

Beyond the walls of your new home, Harrison offers a thriving community with diverse



**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.

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**For Sale**  
\$320,000+

**View**  
[ljhooker.com.au/1DXHC9F92](http://ljhooker.com.au/1DXHC9F92)

**Contact**  
**Andrew Grenfell**  
0424 858 529  
[andrew.grenfell@ljhdickson.com.au](mailto:andrew.grenfell@ljhdickson.com.au)

**Andrew Browne**  
0403 169 259  
[andrew.browne@ljhdickson.com.au](mailto:andrew.browne@ljhdickson.com.au)

**EER** ★★★★★★

**LJ Hooker Dickson**  
(02) 6257 2111

dining options, shopping centres, and recreational facilities. Commuting is a breeze, thanks to easy access to public transportation and highways.

Embrace the warmth and charm of this welcoming residence and make it your own. Schedule a visit today and discover the comfort and convenience that await you in this wonderful home.

Features:

- Internal: 59m2
- 1 bedroom with built in robes
- 1 bathroom
- 1 car space
- Gas cooking
- Stainless steel appliances
- Balcony with storage shed

Location:

- Mother Teresa Learning Centre 1 minute walk
- Mother Teresa School 1 minute walk
- Harrison Public School 2 minutes drive
- Franklin School 2 minutes drive
- Mapleton Avenue Light Rail 1 minute walk
- Harrison shops 5 minutes walk
- Gungahlin Town Centre 5 minutes drive
- City 10 minutes via light rail

## More About this Property

Property ID	1DXHC9F92
Property Type	Apartment
House Size	59 m <sup>2</sup>
EER	6

**Andrew Grenfell 0424 858 529**

Licensed Agent ACT | [andrew.grenfell@ljhdickson.com.au](mailto:andrew.grenfell@ljhdickson.com.au)

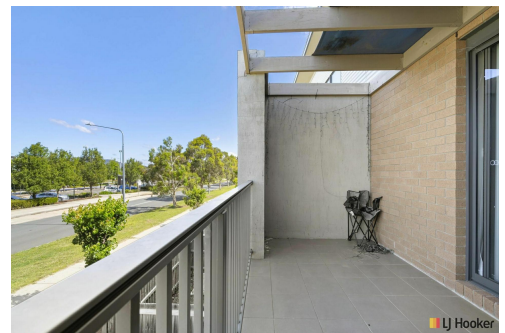
**Andrew Browne 0403 169 259**

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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.

54/141 Mapleton Ave, Harrison

Produced by DIAKRIT