



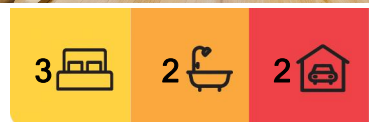
## Macquarie, 43/15 Bowman Street

### Luxury and Location

Welcome to your dream home! Nestled in an excellent location, this spacious 3-bedroom apartment offers the epitome of luxury living. Conveniently situated close to shops and cafes, you'll enjoy easy access to amenities for your daily needs.

Situated in the popular Banksii apartments, indulge in the vibrant atmosphere of nearby cafes, perfect for catching up with friends or simply enjoying a leisurely morning coffee. Need to run errands or do some shopping? You're just a short drive away from Belconnen Mall, where you'll find a plethora of retail stores, dining options, and entertainment venues.

Every corner of this apartment exudes sophistication with custom high-end finishes throughout. The heart of the home is the full-sized kitchen equipped with quality appliances, perfect for culinary enthusiasts. German appliances, including a full flex induction cooktop and pyrolytic steam oven, elevate your cooking experience.



**For Sale**  
\$760,000

**View**  
[ljhooker.com.au/HNZBBF8H](http://ljhooker.com.au/HNZBBF8H)

**Contact**  
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[kkomar@ljhbelconnen.com.au](mailto:kkomar@ljhbelconnen.com.au)

**EER** ★★★★★★

**LJ Hooker Belconnen**  
(02) 6251 1477



**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.

Never wait for hot or cold water again with the instant boiling and chilled filtered water zip tap.

Indulge in the custom-designed Australian-made vanities and Italian tapware in the bathrooms with ultra-clear glass frameless showers.

The bespoke laundry cabinetry and Caesarstone top add an elegant touch. Stay comfortable year-round with ducted reverse cycle air conditioning in the master suite and living areas, complemented by separate split systems in the second and third bedrooms.

Experience luxury and practicality with allergy-sensitive commercial-rated carpet and underlay, ensuring a comfortable living environment.

Step out onto the balcony with screening, ideal for relaxing or entertaining guests. Outdoor UV blinds on the balcony block wind and rain, allowing you to enjoy outdoor spaces year-round.

Features:

- \*3 bedroom, 2 bathroom apartment.
- \*Master bedroom with walk in robe and ensuite bathroom.
- \*Beautifully updated with luxurious, high-end products and finishes throughout.
- \*Custom designed, Australian made vanities.
- \*Italian tapware in both bathrooms.
- \*Ultra clear glass frameless showers.
- \*Bespoke laundry cabinetry with Caesarstone benchtop.
- \*Full stainless-steel tapware in kitchen and laundry.
- \*Quality German appliances including a full flex induction cooktop and pyrolytic steam oven.
- \*Instant boiling and chilled filtered water zip tap.
- \*Allergy sensitive commercial rated carpet and underlay.
- \*Ducted reverse cycle heating cooling to master suite and living areas.
- \*Reverse cycle split systems in 2nd and 3rd bedrooms.
- \*Outdoor UV blinds blocking to block out the elements.
- \*Lift access and beautiful rooftop terrace.
- \*Two secure garage car parks, one with disabled access
- \*Lock up storage cage
- \*Across the road to Jamison Shopping Centre.
- \*Close to cafes and variety of shops for your convenience.
- \*Short drive to Belconnen Town Centre, University of Canberra, North Canberra Hospital, Bruce Tafe, AIS

Apartment Size: 106sqm

Rates: \$2192pa

Strata: \$7739pa

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# More About this Property

Property ID	HNZBBF8H
Property Type	Apartment
House Size	106 m²
EER	6

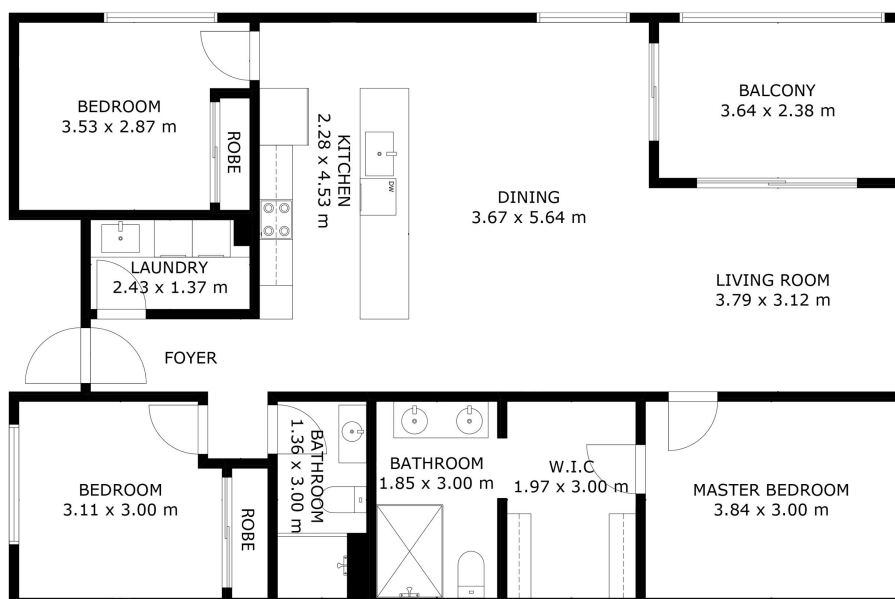
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*Disclaimer: Plans are indicative only and should be checked by the prospective purchaser. Plans shown are for presentation purposes and are not part of any legal document. All measurements and figures are approximate. The information herein is gathered from sources we believe to be reliable.*

