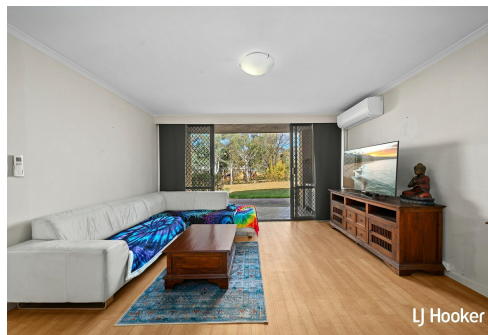




LJ Hooker



LJ Hooker



LJ Hooker



LJ Hooker

Melba, 9/30 Chinner Crescent

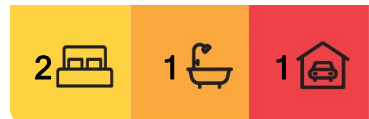
Spacious Ground-Floor Living in a Convenient Location

This spacious and well-maintained 2-bedroom apartment offers low-maintenance living with outstanding convenience. Located in a quiet, tightly held complex, the home is just minutes from Belconnen Town Centre, University of Canberra, the AIS, and North Canberra Hospital.

Positioned on the ground floor, the light-filled open-plan living and dining area flows effortlessly to a private, paved courtyard - perfect for relaxing or entertaining. The kitchen features quality appliances, ample bench space, and generous storage.

A separate room adds flexibility as a home office, hobby room or extra storage.

The location is unbeatable - just a short walk to Melba Shops, public transport, local cafés, and only a few minutes' drive to Jamison Centre and Charnwood.



For Sale
\$430,000

View
ljhooker.com.au/HP0B0F8H

Contact
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Harry Enright
0408 740 453
harryenright@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.

Features:

- * Two spacious bedrooms with built-in robes
 - * Versatile, secure third room ideal as a home office or extra storage.
 - * Generous bathroom with laundry facilities.
 - * Light-filled open-plan living and dining area
 - * Kitchen with quality appliances and ample storage
 - * Private courtyard with gate access
 - * Reverse cycle heating and cooling
 - * Lock-up garage with storage
 - * Solid double brick construction
 - * Walking distance to shops, cafes, and public transport
 - * Minutes to Belconnen, UC, AIS, Bruce TAFE, and North Canberra Hospital
-
- * Living Size: 62 sqm
 - * EER: 3
 - * Rates: \$2,392 p.a.
 - * Strata: \$3,700 p.a.
 - * Land Tax: \$3,329p.a. (investors only)

Disclaimer:

All information contained herein is gathered from external sources we consider to be reliable. However, we cannot guarantee or give any warranty about the information provided. Interested parties must solely rely on their own enquiries and satisfy themselves in all respects.

More About this Property

Property ID	HP0B0F8H
Property Type	Unit
House Size	62 m2
EER	3

Kathy Komar 0455 891 351

Sales Agent | kkomar@ljhbelconnen.com.au

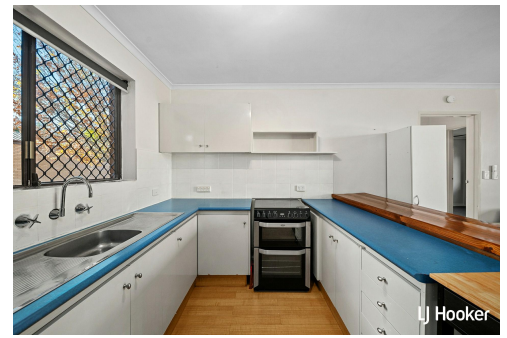
Harry Enright 0408 740 453

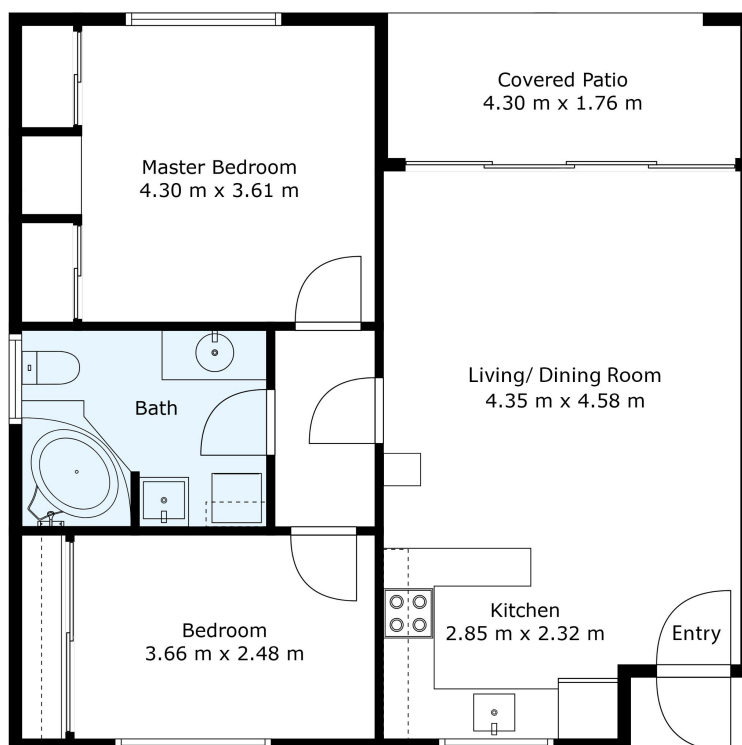
Sales Agent | harryenright@ljhbelconnen.com.au

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9/30 Chinner Crescent, Melba


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.