



## Taylor, 405/181 Sutherland Crescent

### Stylish Comfort with a Scenic Touch

Spacious, stylish, and built for easy living-this apartment stands out with its oversized balcony, capturing sweeping district views and seamless indoor-outdoor flow.

Natural light pours into the open-plan living area, complemented by a sleek, modern kitchen and well-proportioned bedrooms. Every detail is designed for comfort, from the quality finishes to the low-maintenance layout.

Set in a well-kept complex close to schools, shops, and green spaces, it's an ideal opportunity for first-home buyers, investors, or anyone chasing lifestyle and convenience.

#### Features:

- Expansive balcony with a stunning outlook,
- Spacious bedrooms, both featuring built-in robes
- Master bedroom with ensuite, complemented by captivating views from the window



**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.



**For Sale**  
By Negotiation

**View**  
[ljhooker.com.au/35E2GCY](http://ljhooker.com.au/35E2GCY)

**Contact**  
**Troy Thompson**  
0408 694 917  
[troy.thompson@ljhooker.com.au](mailto:troy.thompson@ljhooker.com.au)  
**Estephano Cardenas**  
0415 423 006  
[ecardenas@ljhgungahlin.com.au](mailto:ecardenas@ljhgungahlin.com.au)

**EER** ★★★★★

**LJ Hooker Gungahlin**  
(02) 6213 3999

- Open-plan kitchen and living area
- Kitchen with induction cooktop, Smeg dishwasher, and stone benchtops
- Reverse-cycle split system air conditioning
- Double-glazed windows throughout
- Intercom access
- Convenient under-stair storage space
- Well-maintained complex with access to a gym, pool, and sauna
- Pet-friendly complex
- Secure double car parking

Proximity to Amenities:

- Margaret Hendry School: Directly across the road
- Local park: 5-minute walk
- Casey Market Town: 5-minute drive
- Harrison School: 8-minute drive
- Gungahlin Town Centre: 10-minute drive
- Canberra Hospital: 18-minute drive
- Belconnen Town Centre: 15-minute drive
- Canberra CBD: 20-minute drive

## More About this Property

|                      |                                       |
|----------------------|---------------------------------------|
| <b>Property ID</b>   | 35E2GCY                               |
| <b>Property Type</b> | Apartment                             |
| <b>EER</b>           | 6                                     |
| <b>Including</b>     | Air Conditioning<br>Induction Cooking |

**Troy Thompson 0408 694 917**

Director / Licensed Agent ACT/NSW | troy.thompson@ljhooker.com.au

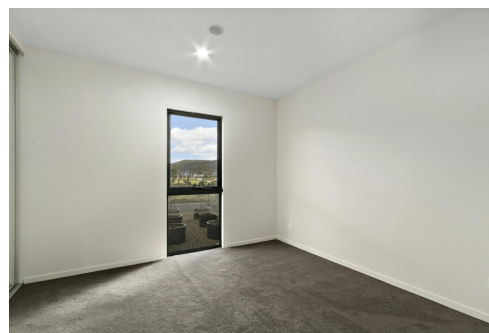
**Estephano Cardenas 0415 423 006**

Sales Associate to Troy Thompson | ecardenas@ljhgungahlin.com.au

**LJ Hooker Gungahlin (02) 6213 3999**

Suite 2C, Level 1, Gungahlin Village, 46-50 Hibberson Street, GUNGAHLIN ACT 2912

gungahlin.ljhooker.com.au | gungahlin@ljhooker.com.au

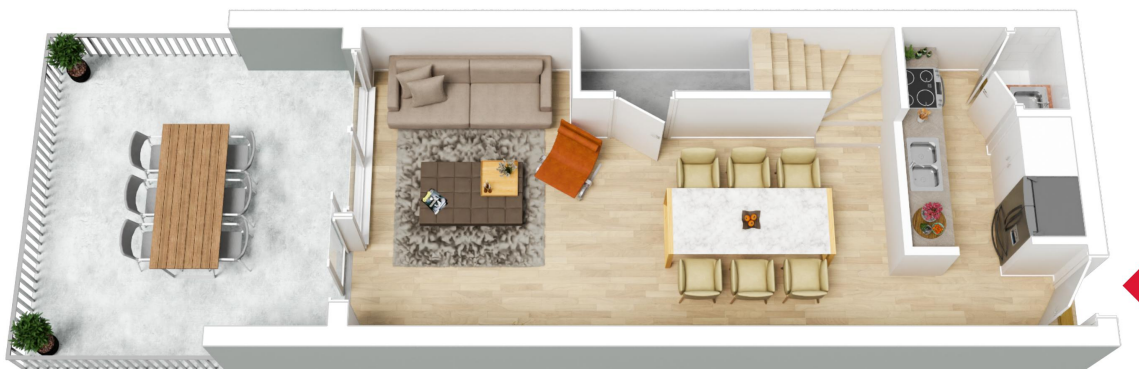


**LJ Hooker Gungahlin  
(02) 6213 3999**

**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.



Upper Level



Lower Level

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.

405/181 Sutherland Crescent, Taylor

Produced by DIAKRIT