



93/51 Catalano Street, Wright

Oversized, Outstanding, One of a Kind

This oversized ground-floor apartment doesn't just tick boxes - it outshines the standard.

With a private courtyard that feels like your own backyard, an enormous walk-in pantry, and a full-sized study that rivals most second bedrooms, this is apartment living without limits. Whether you're upsizing from a typical one-bed or downsizing from a house, you'll feel the difference the moment you walk in.

The open-plan layout flows effortlessly from the designer kitchen through to light-filled living and out to your outdoor entertaining space - perfect for morning coffee or weekend catch-ups. The oversized proportions continue throughout, with wide hallways, a spacious bedroom with built-in robe, and a bathroom designed with functionality and comfort in mind.

Built as a disability-friendly apartment, every corner of this home feels bigger, broader, and more liveable - offering an incredible sense of freedom and flexibility not found in standard designs.

Set within the sought-after 'Observatory' complex and surrounded by

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FOR SALE
\$419,000+

AGENTS

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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**

lifestyle perks like Stromlo Forest Park, mountain bike trails, and Cooleman Court, you're not just buying a home - you're unlocking a lifestyle.

- Oversized ground-floor apartment with seamless indoor-outdoor flow
- Spacious private courtyard perfect for entertaining or relaxing
- Designer kitchen with stainless steel appliances, electric cooking, and extra-large walk-in pantry
- Generous bedroom with built-in robe and direct courtyard access
- Full-sized study nook ideal for work-from-home or multi-purpose use
- Modern bathroom with large shower and built-in mirror cabinets
- European laundry with wall-mounted dryer for convenience
- Built as a disability-friendly apartment offering extra space and accessibility
- Reverse-cycle air conditioning for year-round comfort
- Secure basement car space with allocated storage cage
- Intercom access and lift servicing car park and apartment
- Access to shared resort-style amenities including a pool, BBQ area, fire pit, gym, and landscaped communal gardens
- Close to Stromlo Forest Park, mountain bike trails, National Arboretum, and Cooleman Court shopping precinct

Proximity to Amenities:

- Within 3 minutes' drive to Cooleman Court Shopping Centre
- Within 5 minutes' drive to Stromlo Forest Park and mountain bike trails
- Within 7 minutes' drive to the National Arboretum
- Within 10 minutes' drive to Molonglo River and walking trails
- Within 10 minutes' drive to Weston Creek Town Centre
- Within 20 minutes' drive to Canberra CBD

MORE DETAILS

Property ID	35NDGCV
Property Type	Apartment
House Size	77 m ²
EER	6
Including	Study Air Conditioning

Troy Thompson 0408 694 917

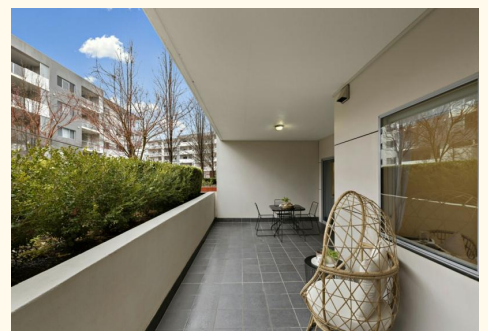
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The floor plan is not to scale; measurements are indicative and in metres. All features included in this 3D plan are for inspiration purposes only. This is not an exact replica of the property or the position of exterior elements. Plans should not be relied on. Interested parties should make and rely on their own enquiries.

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