



707/86-88 Northbourne Avenue BRADDON  
ACT 2612

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\$530

Date available: Now

[Book Inspection](#)

## 85m2 FULLY FURNISHED UNIT - POOL - GYM - PERFECT LOCATION!

This unit is right in the heart of Braddons entertainment area, very also a short walk to the City, close to ANU quite central to many landmark locations.

There is also an outdoor pool, a well-equipped gym fitted with showers and toilets. Swipe entry to foyer, lift access, basement parking and storage cage.

Some of the essential points about this beautiful apartment:

â€¢ 85m2 one bedroom apartment plus balcony

â€¢ Bedroom is so large it is set up with a king size bed and even an office space with desk

â€¢ Open plan living with 55inch 3D Smart TV and DVD player

â€¢ 7th floor with black mountain views

â€¢ Large balcony

â€¢ Walk across to the heart of Braddon new booming centre filled with trendy shops cafes and bars.

Some of the features include:

- â€¢ Superb views of black mountain
- â€¢ Entry hall
- â€¢ Open plan living and dining
- â€¢ Large well equipped kitchen with dishwasher
- â€¢ Spacious bedroom with built in robes and ensuite style bathroom
- â€¢ Separate laundry with guest toilet
- â€¢ Flat screen 3D Smart TV
- â€¢ Reverse cycle Air conditioning/heating

Other reasons to rent this unit

- â€¢ Metres to Braddon new booming lifestyle
- â€¢ Swipe entry basement parking
- â€¢ Indoor Gym
- â€¢ Outdoor pool
- â€¢ Onsite building manager
- â€¢ Mountain Views
- â€¢ Outdoor Entertaining Area - alfresco entertainment area on building for use by occupants
- â€¢ Remote access basement parking with substantial amount of visitor parking for your guest

There is no existing energy efficiency rating statement for the habitable part of the premises.  
This property requires permission for a pet.

Calendar monthly or Fortnightly

rent is payable by direct debit and also can be available fortnightly via BPAY method

Formula - Weekly rent divided by 7 days x 365 divided x 12

WISH TO INSPECT?

1. Click on the "BOOK INSPECTION" button
2. Register- watch video tour- Apply- you will view the property after being pre-approved.

Whilst care has been taken in gathering details for properties for lease, we accept no responsibility for any inaccuracies herein. All applicants should rely on their own research to confirm any information provided



# Gallery

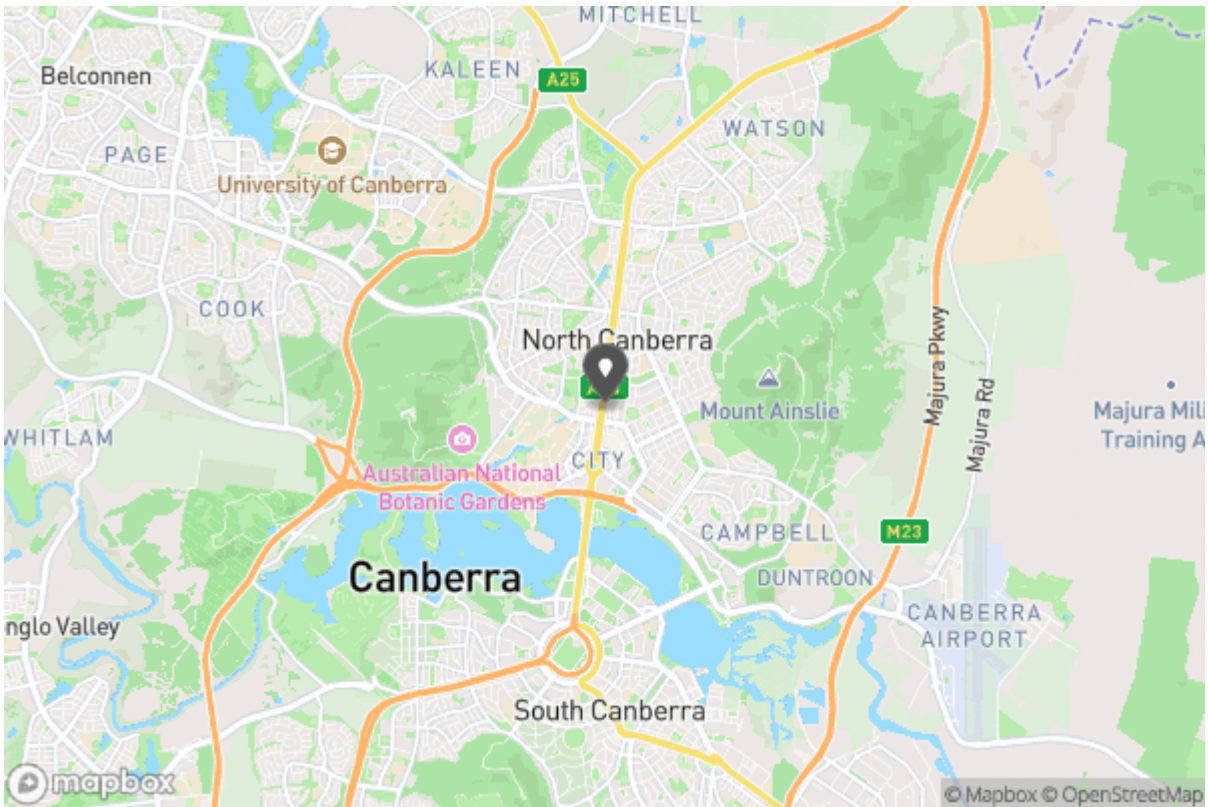








# Location Map





Don't forget to  
confirm your  
inspection by  
SMS or email

Cara Davis

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02 6249 7588  
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Turner ACT 2612

## Why Book with Sadil Quinlan Properties

With our agency, you can book Property Inspections 24/7 on your computer, tablet or smartphone. When you do, you will receive an immediate response confirming your booking via email and SMS. Should the property be leased, the inspection time changed or cancelled for any reason, you will be informed the second it happens keeping you up to date.

You can also change or cancel your booking at any time if you no longer wish to attend or the times are no longer suitable. As part of your booking, we will send you reminders of the inspection as well as directions to the property to make the process of inspecting the property seamless.

Finally, should you wish to apply for the property, all of the relevant information including PDF or online applications details will be provided so you can apply as quickly as possible.

# Tenancy Application

A copy of the General Tenancy Agreement for this property, including all special conditions is available via the following link:

[Apply Online](https://2apply.com.au/Property?agentID=RENTSadile1dc7&uniqueID=2nipdv2lns83291idv694ftd36)

<https://2apply.com.au/Property?agentID=RENTSadile1dc7&uniqueID=2nipdv2lns83291idv694ftd36>