

**1/30 Judge Street, Randwick, NSW 2031**

**PPD REAL ESTATE**

**Apartment For Sale**

Saturday, 1 June 2024

1/30 Judge Street, Randwick, NSW 2031

**Bedrooms: 2**

**Bathrooms: 1**

**Type: Apartment**



Haynes Wileman  
0452490744



Jason Pantzer  
0414933000

## **Auction 22 June**

Garden apartments so close to Randwick town centre are a rare find and this stylish Art Deco haven is perfect for the professional couple or young family in a fantastic spot just to The Spot's dining hub an easy walk down Dolphin Street to the beach action. One of only four in a classic boutique block, the ground floor apartment has been sympathetically renovated in keeping with its architectural pedigree with polished timber floors, high ornate ceilings and sunburst leadlight windows as a gracious nod to the past. A spacious flow-through layout offers a relaxed lifestyle with a large sunroom ideal as a study or nursery off the main bedroom and direct access to a child-friendly common garden. Offering superb walkability just 500m up to heart of Randwick town centre and footsteps to OLSH Primary School, the 82sqm apartment is wrapped in windows on three sides with only one common wall making it a perfect low-maintenance alternative to a semi.- Quiet street off Coogee Bay Road - Tightly held 1930s block of only 4- Ground floor with a semi-like feel- Polished timber floors, ornate ceilings- 2 large bedrooms, original fretwork- King sized main with a study/nursery- Living room with a feature fireplace- Contemporary dine-in gas kitchen - Smeg cooker, subway tile splashback- Stone benchtops and ample storage- Direct access to a common garden - Classic European-appointed bathroom- Shared laundry room (own appliances)- 500m to The Spot and iconic Ritz Cinema- Stroll to top schools, 500m to the light rail- Walk down to the sand, surf and beach life