

**1093/185-211 Broadway, Ultimo, NSW 2007**

**Kho&Lee**

**Apartment For Sale**

Sunday, 26 May 2024

1093/185-211 Broadway, Ultimo, NSW 2007

**Bedrooms: 1**

**Bathrooms: 1**

**Area: 28 m2**

**Type: Apartment**



Chris Lee  
0295661566



Helene Ly  
0295661566

**\$165,000**

This charming apartment, located in the heart of Ultimo, boasts an open-plan layout with a touch of floorboards throughout. A spiral staircase leads to a loft-style bedroom, optimizing space and adding unique charm. The spacious living area is bathed in natural light and provides access to the common area. Additionally the kitchenette is fully equipped for student living.- Loft-style bedroom enhances space and privacy- Unique partial floorboards throughout, providing maximum comfort- Spacious living and dining area completed with appliances- Access to courtyard allows for extra space- Potential to generate rental income of \$500pw- Incl bed, wardrobe, television, study desk and chair, lounge- The bathroom is fitted with a shower, vanity, and toilet- On-site building management and round-the-clock securityIdeally situated across from Broadway Shopping Centre, this loft is perfect for investors and students, providing easy access to UTS, Sydney University, Notre Dame University, and TAFE for unmatched convenience and connectivity.OutgoingsStrata: \$3106 p/q approx.Water: \$179 p/q approx.Council: \$255 p/q approx.