

11/717 Blaxland Road, Epping, NSW 2121



Apartment For Sale

Tuesday, 2 April 2024

11/717 Blaxland Road, Epping, NSW 2121

Bedrooms: 2

Bathrooms: 1

Parkings: 1

Area: 105 m2

Type: Apartment



Gavin McCutcheon

0413686969

Auction

Showcasing an impeccable renovation, peacefully positioned on the top floor in the rear of a small sought-after complex of just 12 units. Flooded with natural light from north aspect. Situated in an ultra-convenient location only 450m to Epping station & bus interchange. Defined by its immaculate interiors and modern living spaces, it presents an exceptional value and opportunity for owner-occupiers and investors alike.

- Stylishly renovated throughout
- Spacious, light filled free flowing floorplan
- Generous open plan L shaped living and dining
- Sunny north-facing 3rd bedroom/Study/Sunroom (possible guest room)
- Two generous bedrooms with built-in. (King size main Bedroom)
- Over size contemporary kitchen with ample storage and bench space + pantry
- Designer bathroom with separate shower and freestanding bathtub
- Neutral colours and quality floating floors, LED downlights throughout.
- Internal European styled laundry
- Large single lock up garage with ample room for a work bench + Storage
- Peacefully situated on top floor in the rear a well maintained complex of only 12
- Sought after location 450m to Epping Station shops and parks.

Apartment Size Approx. Internal incl.: 86sqm Garage: 19sqm Total Area: 105sqm
Built: 1966 Size complex: 12 lots Out goings: Strata: \$938 per quarter Council: \$316 per quarter water: \$174 per quarter Potential Rent: \$680-\$700 Per week Address: 11/717 Blaxland Road Epping Auction: Onsite Saturday 27th April at 10:00am (If Not Sold Prior) Contact: Gavin McCutcheon J.P. 0413 686 969 gavin@atrealty.com.au