

11/8 Princeton Avenue, Adamstown Heights, NSW 2289

LANE CAMPOS

Sold Unit

Tuesday, 12 March 2024

11/8 Princeton Avenue, Adamstown Heights, NSW 2289

Bedrooms: 2

Bathrooms: 1

Parkings: 1

Type: Unit



Dave Lane
0249676770



Damian Rafty
0249676770

\$605,000

A definite must-see for those on the lookout for a great lifestyle and location package, this stylish apartment comes with the added advantage of a tasteful interior renovation that gives it a smart modern feel. Well-appointed and freshly presented throughout, it offers a great personal base with the emphasis on convenience. Well positioned within a stroll to Westfield, for shopping, cafes and dining options, all the elements of homeowner or investment success are here with a readymade property tucked away in a leafy position. Highlights:--?Two bedrooms - main with walk-in robe and built-in robe in second bedroom--?North facing, covered alfresco flowing from the living space--?Modern kitchen with stone bench tops and quality appliances--?Open plan living with split system air conditioning--?Stylish, renovated bathroom--?Media or second lounge room--?Separate laundry--?Security intercom system--?Original squash court timber floorboards--?Designated parking for one vehicle Here and there:--?School catchment - Belair Public School - 16min walk (1.1km), Kotara High School - 12min walk (900m)--?Westfield Kotara - 3min walk (200m)--?Kotara Homemaker Centre - 3min walk (200m)--?Fernleigh Track - 4min cycle (700m)--?Hudson Park - 6min walk (450m)--?Glenrock Mountain Bike Trails - 17min cycle (3.1km)--?Merewether Beach - 9min drive (6.4km)--?Approx. weekly rental return - in the vicinity of \$530 - \$550--?Approx. strata rates per quarter - \$968--?Approx. council rates per quarter - \$377--?Approx. water rates per third - \$250 (not incl. usage) For more information, please contact Dave or Damian on 4967 6770. Disclaimer: All information contained herein has been gathered from sources we consider reliable. We do not accept any responsibility to any person for its accuracy and do no more than pass it on. All interested parties should make and rely upon their own inquiries in order to determine whether or not this information is in fact accurate.