

**111/637-641 Pittwater Road, Dee Why, NSW 2099**



**House For Sale**

Saturday, 18 November 2023

111/637-641 Pittwater Road, Dee Why, NSW 2099

**Bedrooms: 2**

**Bathrooms: 2**

**Parkings: 1**

**Area: 113 m2**

**Type: House**



Nima Aliasgary  
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Awais Khan  
0426525256

## AUCTION

111/637-641 Pittwater Road, Dee Why is proudly presented by Nima Aliasgary and Awais Khan of Ray White Fairweather Group.\*\*\* For more information, contact Nima on 0424 999 399 or Awais on 0426 525 256. \*\*\*AUCTION TO BE HELD ON Thursday 14 December 2023 @ 6PM - RAY WHITE KILLARNEY HEIGHTS AUCTION ROOM, 4/1-15 Tramore Place, Killarney Heights Promising an ultra-convenient urban lifestyle, this spacious dual level apartment relishes in a premier position within a contemporary full brick security block. Across two levels with townhouse like proportions, its light filled interiors spill out to an easterly terrace set up for year-round entertaining. Privately set on the first floor, its generous 113sqm's of on title space delivers instant appeal to investors and professional couples alike with open plan living and dining, built in study nook, well-equipped stone kitchen and master bedroom with adjoining ensuite. Enhanced by reverse cycle air conditioning, intercom entry and lift access, it represents an outstanding opportunity just metres to all the fabulous amenities the Beaches have to offer. Ready to be enjoyed with scope for future enhancement and an excellent rental return, from here it offers a seemingly endless supply of cafes and restaurants with the Dee Why Hotel and local buses across the road and express B-line bus interchange approximately a 450m stroll away. • Light-filled living with a full wall of floor to ceiling glass under soaring ceilings. • Spacious kitchen with Granite benches, electric appliances, and a dishwasher. • Bright and spacious bedrooms with built ins, master with private ensuite. • Main bathroom in neat, original condition with a combined shower over bath. • Internal laundry cupboard, reverse cycle air con, intercom and lift access. • Secure car space in underground car park accessed via Mooramba Road. • Ideal investment with solid rental return and almost no down time in tenancy. Estimated Rental Price Per Week: \$800 - \$850 Our offices: Ray White Killarney Heights / Ray White Narrabeen / Ray White Frenchs Forest\*\*\*\* If you don't have your finances sorted, just ask us - our Loan Market Mortgage Brokers can assist you! Call us on 9975 HOME to arrange a FREE private meeting.\*\*\*\*