

13/12 Clarke Street, Narrabeen, NSW 2101

Cunninghams

Apartment For Sale

Wednesday, 15 May 2024

13/12 Clarke Street, Narrabeen, NSW 2101

Bedrooms: 2

Bathrooms: 1

Parkings: 1

Type: Apartment



Matthew Lemon
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Auction

Auction Saturday 8 June 3:00pm on-site FIND. Bright, modern and ultra stylish, this delightful apartment hits the mark with a winning combination of low-maintenance, attractive and functional living. It sits in an unbeatable beachside location just moments from the golden sands of Narrabeen Beach and totals an impressive 117sqm on title. LOVE. One of the features that sets this lovely home apart is the enormous north facing balcony that runs the length of the apartment and offers a serene spot to set up the BBQ and an outdoor setting. Situated so close to the beach, fresh coastal breezes also feature prominently, while its northerly aspect guarantees warmth and light year round. - Light-filled lounge and dining area with timber floating floors and reverse-cycle air-conditioning. - Good-sized kitchen with electric cooking and ample meal prep space. - Internal laundry room with extra space for linen storage. - Newly renovated bathroom with bath and separate shower. - Both bedrooms feature built-in storage, while the main bedroom offers access to the balcony. - The garage is over-sized and includes storage space. - Situated within a well-maintained block that is set back from the road for optimum peace and privacy. LIVE. The incredible proximity to the beach and all other lifestyle conveniences is a huge bonus of this lovely home. Narrabeen beach is literally across the road, so you can wake up, throw a towel over your shoulder and be in the surf within a couple of minutes. Or Narrabeen Lake is a two-minute walk away, with stunning walking and cycling paths to enjoy. With bus stops moments away and quick access to shops, supermarkets and eateries, this really is the ultimate beachside location. RATES/SIZE: Water rates: Approx \$171.41 pq Council rates: Approx \$404.50 pq Strata levies: Approx \$1,011.86 pq Size: Approx 117 sqm including garage ABOUT THE AREA Local Transport:- Buses to City CBD, Manly, Westfield Warringah Mall and surrounds Shopping:- Narrabeen village shops, restaurants and cafes- The Sands Hotel- Warriewood Square Shopping Centre Schools:- St Joseph's Catholic School- Narrabeen Lakes Primary School- Narrabeen Sports High School WHAT THE OWNER LOVES:- There is so much natural light in this apartment. It always feels warm, light and airy. - The big balcony makes the whole apartment feel very open and spacious. - We love the close walking distance to the beach! Disclaimer: Whilst every effort has been made to ensure the accuracy and thoroughness of the information provided to you in our marketing material, we cannot guarantee the accuracy of the information provided by our Vendors, and as such, Cunninghams makes no statement, representation or warranty, and assumes no legal liability in relation to the accuracy of the information provided. Interested parties should conduct their own due diligence in relation to each property they are considering purchasing. All photographs, maps and images are representative only, for marketing purposes. Some images show virtual styling.