

**13/60-62 Balmoral Street, Balgownie, NSW 2519**

STONE

**Townhouse For Sale**

Thursday, 30 May 2024

13/60-62 Balmoral Street, Balgownie, NSW 2519

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Type: Townhouse**



Sarah Ward  
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## Price Guide \$885,000

Designed to take the brisk pace and broader needs of modern life in stride, this immaculate residence offers townhouse living at its low-maintenance best. Sleek interior renovations, a charming private courtyard, and a perfect rear-north aspect with scenic views to the Illawarra escarpment, lay a fine foundation for classic comfort in a sought-after locale footsteps from Balgownie village.- Quality brick build enhanced by elegant upgrades and glorious natural light- Soaring feature ceiling, two skylights, blackout shutters, reverse-cycle A/C- Open lounge + dining area flowing to paved rear entertainers' courtyard- Stone kitchen benchtops, stainless dishwasher, abundant cupboard storage- Three bedrooms with built-in wardrobes – master with stylish shower ensuite- Full family bath, guest W/C downstairs, double garage with internal access- Premier suburb and setting approx. 600m from Balgownie Public School- Stroll to main street cafes and shops, neighbourhood parks and CBD transport Council rates \$381.26pq approx. Water rates \$158.45pq approx. Strata rates \$837.00pq approx.