

**16/36-38 Showground Road, Gosford, NSW 2250**

STONE

**Sold Unit**

Tuesday, 15 August 2023

16/36-38 Showground Road, Gosford, NSW 2250

**Bedrooms: 1**

**Bathrooms: 1**

**Parkings: 1**

**Area: 50 m2**

**Type: Unit**

**\$460,000**

This one bedroom apartment is conveniently located opposite Gosford Rail Link and only 100 metres to the CBD, being ideal for commuters or an owner-occupier alike. The building is full security and has a lift to all levels. The apartment is well set out with good living spaces and a great size bedroom with built in robe. There is a good size fully covered balcony with views back over Gosford. All appliances are in as new condition with the oven never used. There is a car space and lock up storage cage for you added convenience. Current Rental Appraisal \$450 per week. Council Rates: \$1,110.62 approx per year. Water Rates: \$696 approx per year. Strata Levies: \$695.28 approx per quarter.