

2/158 Bellevue Road, Bellevue Hill, NSW 2023



Sold Apartment

Friday, 20 October 2023

2/158 Bellevue Road, Bellevue Hill, NSW 2023

Bedrooms: 3

Bathrooms: 1

Parkings: 2

Area: 281 m2

Type: Apartment



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\$3,250,000

Entrance at 12a Leura Rd, just behind the Post Office Renowned for their home-sized proportions and enduring Art Deco appeal, the 'Redding' apartments remain tightly held and keenly sought given the close proximity to Double Bay's thriving hub, Kiaora Lane - an easy 2 minute level walk. Offered for the first time in 30 years, Unit 2 on the first floor, is every bit the 'Jewel in Redding's Crown' and the envy of all for its fabulous, circa 106sqm open terrace onto which the living spaces flow - an urban haven for both revelry and respite. Tastefully presented, the ambience is both elegant and understated, enhanced by original timber floors, high ceilings, concealed lighting in the main lounge and large picture windows in every room. You'll be surprised and delighted at how private it feels. Key features include:

- Spacious vestibule with original, concealed, bevelled glass doors to main lounge
- Main lounge with gas fireplace and delightful leafy outlook over Leura Rd
- Sunroom opens out to fabulous open terrace
- A 'Cook's Kitchen' with ample stainless bench space
- Two generous bedrooms, each with built-ins
- Third room easily adapted to suit home office / guest room / TV room
- Bathroom and separate toilet finished with glass mosaics
- Under floor heating in the bathroom
- Secure, internal access from double garage (access via Leura Rd)

With your main entrance at 12a Leura Road, and just one level up to the apartment, the ease of access and convenience cannot be overstated. Approximate areas: Internal: 120sqm Terrace: 106sqm Garage: 55sqm Total Area: 281 sqm Strata Levies: \$3,239.65 pq (Note: Hot water supply incl. in levies) Council Rates: \$1,682.48 pa Water Rates: \$721.52 pa Agent interest Call Nick - 0411 197 486 Marco - 0450 575 467

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