

26/114-116 Cabramatta Road, Cremorne, NSW 2090 

Sold Apartment

Wednesday, 27 March 2024

26/114-116 Cabramatta Road, Cremorne, NSW 2090

Bedrooms: 1

Bathrooms: 1

Parkings: 1

Type: Apartment



Geoff Grist

0414712021

\$720,000

'Baringa' is in a prime location within footsteps of Military Road with great food, coffee, transport, plus the Orpheum Theatre, gives this tidy one-bedroom security intercom apartment superb lifestyle appeal. Located at the rear on Level 1 with two lift access. Offering a quality home of quiet privacy with the emphasis on convenience, it has all the elements of an entry-level or investment success in a well-maintained boutique complex offering solid growth and rental prospects. A good-sized air-conditioned open plan design with living and dining areas opening to a private balcony with green tree outlook. Quality stone benchtop kitchen with SMEG gas cooktop, electric oven and dishwasher. Clever bedroom design includes a built-in wardrobe, ceiling fan and second Daikin air conditioner with studio-style high set transitional window opening to the living area. The modern fully tiled bathroom includes easy walk in shower, plus a full laundry with tub, top load washer and wall mounted dryer included. Lift access to a security basement caged garage with door makes this a prime opportunity for market newcomers and investors. Only 50 metres to Cremorne Super IGA, city bus services, and restaurants. Size is a total of 64m² on title. Lock up garage in secure carpark with lift access. Rental estimate: \$620 - \$640 per week. Internal laundry with tub. Strata Levy: \$853.70 per quarter. Council: \$310 approx per quarter. Water: \$96.47 per quarter. Correction: Pets ARE permitted, there are dogs and cats living in the building now. Strata Report is available on request.