

29/63-69 President Avenue, Caringbah, NSW 2229

JAMES

## Unit For Sale

Tuesday, 21 May 2024

29/63-69 President Avenue, Caringbah, NSW 2229

Bedrooms: 2

Bathrooms: 1

Parkings: 1

Type: Unit



Peter James  
0295250999



Adrianna May  
0295250999

## Contact Agent

With expansive windows facing north and a serene leafy view, this generously sized two-bedroom apartment is flooded with natural light featuring a very tasteful renovation. Quietly tucked away at the rear of a boutique block this contemporary apartment is perched on the top floor of a security building. Conveniently located within walking distance of transport, shops, schools, and sports fields, it offers a central and convenient location.- Open-plan living and dining area seamlessly connects to a sunny north balcony.- Flooded with natural light & stunning oak floors that add a touch of sophistication.- Stylish kitchen with breakfast bar, quality appliances and generous bench space.- Two generous bedrooms both with build-in-wardrobes, and huge internal laundry.- Contemporary bathroom with separate bath and shower recess, great storage.- Single registered undercover car space plus storage cage, and security block.- Conveniently located within walking distance of Caringbah shops and transport.Council Rates \$367.50 per quarter Approx.Water Rates \$171.41 per quarter Approx.Strata Rates \$1210.95 per quarter Approx.The current Rent is \$530.00 per week89sqm apartment + 16sqm [3m x 5.5m] lock-up-garage + 1sqm storeroom = 106sqm TOTAL