

3/142 Griffiths Street, Balgowlah, NSW 2093

Cunninghams

Sold Apartment

Friday, 17 November 2023

3/142 Griffiths Street, Balgowlah, NSW 2093

Bedrooms: 2

Bathrooms: 1

Parkings: 1

Type: Apartment



Chris Nicholls
0460009595



Georgi Bates

\$1,320,000

FIND. Nestled atop an elevated position in a whisper-quiet street, this sanctuary is a perfect combination of natural light and classic art-deco charm. With the option to introduce a third bedroom, this spacious apartment extends an exclusive invitation to experience grandeur in a boutique setting, where an open plan design meets a vast living and dining area, unique for apartment living. LOVE. As you enter, the inviting ambience of high ceilings and timber flooring greets you, leading you into a home where every detail is curated for comfort and style. The kitchen, a model of modern functionality, boasts a full suite of Miele appliances, including an integrated dishwasher, with the convenience of abundant pantry space. This space is the heart of the home and ideal for every social occasion filled with warm natural light. - Generous art-deco inspired windows flooding the space with natural light- Potential to add a third bedroom, enhancing living flexibility- Open plan living and dining domain tailored for entertainment- High ceilings and beautiful timber flooring throughout- Modern kitchen with Miele appliances and ample storage- Two sizable bedrooms, master with BIRs and space for a study nook- Updated central bathroom with a separate shower and bath- Carport and an external storage room for additional convenience- Dedicated external laundry room with private facilities LIVE. Embrace the allure of the Northern Beaches with this home's prime location. Just a stroll away, the buzzing Balgowlah Stockland offers a feast of shopping and dining options. When the ocean calls, you're a level walk or bike ride away from the surf's embrace and local cafés, where the aroma of freshly brewed coffee blends with the ocean breeze. For young families, the proximity to Manly West Public School is also a drawcard. RATES: Water rates: Approx \$174 pq Council rates: Approx \$382 pq Strata Rates: Approx \$1251.15 pq SIZES: Total: Approx 98 sqm ABOUT THE AREA Local Transport:- Buses to city CBD, Chatswood, Westfield Warringah Mall and Manly. Shopping & Dining:- Stockland Balgowlah shopping centre- Balgowlah village provide a choice of cafes, shops and restaurants. Schools:- Manly West Primary School- St. Cecilia's Catholic Primary- Northern Beaches Secondary College Balgowlah Boys Campus- Northern Beaches Secondary College Mackellar Girls Campus- St Paul's College Manly Disclaimer: Whilst every effort has been made to ensure the accuracy and thoroughness of the information provided to you in our marketing material, we cannot guarantee the accuracy of the information provided by our Vendors, and as such, Cunninghams makes no statement, representation or warranty, and assumes no legal liability in relation to the accuracy of the information provided. Interested parties should conduct their own due diligence in relation to each property they are considering purchasing. Please be advised that the photographs, maps, images, or virtual styling representations included in this real estate listing are intended for illustrative purposes only and may not accurately depict the current condition or appearance of the property.