

3/169 Woodland St, Balgowlah, NSW 2093



Townhouse For Sale

Wednesday, 12 June 2024

3/169 Woodland St, Balgowlah, NSW 2093

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 225 m2

Type: Townhouse



Nick Scarf

0299133200

Please call Nick 0411 197 486

In the very heart of one of Balgowlah's most sought-after family-friendly neighbourhoods, the lifestyle benefits are simply wonderful given the close proximity to Stockland, North Harbour Reserve, City transport and Manly. Completed in 1988, the vision shown by the developers in creating one of Balgowlah's first truly boutique developments of just four (4) homes cannot be overstated. On the high side of the street with beautifully maintained gardens, the four homes share a welcome sense of community. You can lock up and leave for weekends away or extended trips and relax knowing that your neighbours are happy to clear your mailbox and keep an eye on things! Orientated to take full advantage of the north aspect, the kitchen, dining and lounge rooms all open out to a suntrap courtyard. Plus there are also bonus glimpses to the harbour from the master bedroom and second bedroom. Key features include: First time offered in almost 20 years Short easy walk to Stockland, City transport and North Harbour Reserve Original Tassie Oak kitchen with Bosch appliances is bathed in morning sun Lounge opens to the suntrap courtyard Four (4) bedrooms Spacious master bedroom, walk-in robe and ensuite Two (2) renovated bathrooms; Three (3) toilets Ceiling fans; Gas heating; Pet friendly Double lock up garage with internal access Any savvy property person will quickly identify the lifestyle appeal and upside opportunity on offer here. Details Total Lot Area: 225 sqm Council Rates: \$1615.91 pa Water Rates: \$685.64 pa + usage Strata Levies: \$1,364.00 pa

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