

**3/7 Holborn Avenue, Dee Why, NSW 2099**



**Sold Apartment**

Thursday, 14 September 2023

3/7 Holborn Avenue, Dee Why, NSW 2099

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Area: 190 m2**

**Type: Apartment**

**\$1,388,000**

Perched in a highly sought-after Dee Why address, this 190sqm, first floor apartment exemplifies effortless living in a popular coastal setting. With footstep access to Dee Why's lively town centre, Dee Why beach, vibrant shops, restaurants, Dee Why RSL, transport links, schools and other beachside treasures, this apartment exudes convenience and provides opportunity to capitalize. With generous proportions and a functional floorplan, the apartment features a modern kitchen with granite benchtops and ample cupboard/bench space, plus an oversized living and dining domain which seamlessly flows onto a huge wraparound North-facing terrace with a leafy outlook, creating the perfect oasis to host family and friends in the all-day sun. The accommodation consists of 3 spacious bedrooms, each equipped with built-in robes, with the master featuring its own private ensuite, whilst the main bathroom is bright and airy with a shower-over-bath. Other highlights include double lock-up garage with great extra storage, internal laundry, and timber floorboards throughout. Don't miss out on the opportunity to bask in the serenity of seaside living, combined with modern comfort, at this exceptionally convenient Dee Why address. Water Rates: \$173 pq approx. Council Rates: \$403 pq approx. Strata Levies: To be confirmed Apartment Size: 158 sqm inc balcony Parking Size: 32 sqm parking Total Size: 190 sqm on title Disclaimer: Whilst every care is taken in the preparation of the information contained in this marketing, Doyle Spillane Real Estate will not be held liable for any errors in typing or information. All interested parties should rely upon their own enquiries in order to determine whether or not this information is in fact accurate.