

30/2-4 Kane Street, Guildford, NSW 2161



Apartment For Sale

Wednesday, 12 June 2024

30/2-4 Kane Street, Guildford, NSW 2161

Bedrooms: 2

Bathrooms: 1

Parkings: 1

Area: 91 m2

Type: Apartment



Matt Moses
0296814988



Jeff Moses
0296814988

\$430,000 - \$470,000

Discover this beautifully presented 2 bedroom apartment, perfectly located with only a minute's walk to Guildford Shopping Centre, train and bus services and local schools. Everything you need at your doorstep! Offering unparalleled convenience and privacy at its finest as the apartment shares no common walls! Key Features:

- 2 bedrooms with the master bedroom featuring a large mirrored built-in wardrobe, providing ample storage space
- Open plan living area includes a split-system air conditioner and gas outlet for heating, leading onto a large balcony perfect for relaxation and entertaining
- Modern kitchen equipped with stainless steel appliances including gas cooktop and underbench oven
- Fully-tiled bathroom including a separate bath and shower facility for ultimate convenience and style
- Separate internal laundry with a wall mounted clothesline, making laundry day a breeze
- Secure your vehicle in the single lock-up garage, with additional storage space
- Intercom system providing an extra layer of security and ease of access for visitors

Potential rental return in the vicinity of \$520 per week. Outgoings per quarter: Strata: \$865.05 Council: \$346.00 Water: \$179.14 Don't miss this fantastic opportunity to secure a private and modern apartment in a sought-after location. Whether you're a first-time buyer, downsizer, or savvy investor, this property is sure to impress. Contact us today to arrange an inspection and see for yourself what makes this apartment a standout choice!

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