

**32/11 Atchison Street, Wollongong, NSW 2500**

**ALL RESIDENTIAL**

**Sold Apartment**

Saturday, 11 November 2023

32/11 Atchison Street, Wollongong, NSW 2500

**Bedrooms: 2**

**Bathrooms: 2**

**Parkings: 1**

**Type: Apartment**



Perry Beebe

## Contact agent

Discover your dream home at 32 / 11 Atchison Street, Wollongong, NSW 2500 – where contemporary elegance meets unbeatable convenience. This elevated Northeast living gem is the epitome of modern luxury, offering an array of premium features that will redefine your lifestyle. Location Situated on the southern side of Wollongong's CBD, this 6th floor apartment boasts an enviable location. Imagine having shopping, restaurants, public transport, and recreational facilities right at your doorstep! Whether you're craving a gourmet meal or a retail therapy session, it's all just moments away. Breathtaking Views Experience the perfect blend of coastal living and urban amenity as you take in the sweeping ocean and city skyline views from your private sanctuary. This prized easterly aspect fills your home with an abundance of natural light, creating an inviting and refreshing atmosphere. Quality and Style Step inside to discover a world of sophistication and comfort. The apartment features quality finishes and a refreshing neutral palette, providing the ideal canvas for you to make it your own. The open, flowing design seamlessly connects each living space, making it perfect for both everyday living and entertaining. Gourmet Kitchen Cook up a storm in the sleek stone and gas kitchen, complete with a breakfast bar and dishwasher. It's not just a kitchen; it's a culinary haven where you can unleash your inner chef and delight your guests. Stylish Bathrooms Indulge in luxury in the stylish bathrooms with floor-to-ceiling tiles. The concealed laundry adds to the convenience, making chores a breeze. Master Suite Retreat The master bedroom offers ample space and storage with its generous robe and ensuite. It's a private oasis where you can unwind and escape the world. Secure Parking and More With a secure car space, storage cage, and internal access to the apartment, you have all the conveniences you need. No more searching for parking or hauling groceries from a distance. Spacious Living Spread out and make the most of the substantial floor plan, boasting 105sqm of living space and a total of 123sqm on title. This apartment is designed to accommodate your lifestyle and growing needs. Don't miss your chance to experience the ultimate in modern living at 32 / 11 Atchison Street, Wollongong. This property is a rare find, offering a lifestyle that combines luxury, convenience, and breathtaking views. Contact us today to arrange a viewing and make this your new home sweet home! Property Features: \* Elevated Northeast Living \* Situated in the most convenient of locations at the southern side of Wollongong's CBD \* This luxurious 6th floor apartment offers contemporary accommodation and the ultimate in ease of access to shopping, restaurants, public transport and other recreational facilities. \* This modern apartment is complete with a flowing design and abundant light due to its prized easterly aspect. Ocean and city skyline views create the perfect blend of coastal living and urban amenity. \* Quality finishes, refreshing neutral palette \* Generous balcony ideal for entertaining \* Sleek stone/gas kitchen, breakfast bar, dishwasher \* Stylish bathroom with floor to ceiling tiles, concealed laundry \* Master bedroom with ample robe & ensuite \* Secure car space, storage cage, internal access to apartment \* Substantial floor plan 105sqm living space & 123sqm total on title Approximate Figures: Strata: \$1,447.65 per quarter Water rates: \$173.29 per quarter Council: \$355.74 per quarter Current rental return: \$560.00 per week Disclaimer: "All Residential has made every effort to ensure the accuracy and thoroughness of the information provided in our marketing material, we do not guarantee the accuracy of the information provided by our vendors. Regarding the accuracy of the information provided, All Residential makes no statement, representation or warranty and assumes no legal liability to its accuracy. Interested parties should conduct their own due diligence. All marketing material, including but not limited to, maps, photographs, images, and other visuals are solely for marketing purposes."