

4/50-52 Albany Street, Crows Nest, NSW 2065

STONE

Townhouse For Sale

Thursday, 18 April 2024

4/50-52 Albany Street, Crows Nest, NSW 2065

Bedrooms: 3

Bathrooms: 1

Parkings: 1

Area: 166 m2

Type: Townhouse



David Hill
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Hugh Macfarlan
0418270993

Auction Guide \$1,675,000

INSPECT WEDNESDAY & SATURDAY 10:00 - 10:30AM Cutting-edge contemporary design, an enormous wraparound courtyard and an unbeatable central lifestyle address combine in this modern tri-level townhouse to provide a fabulous retreat for executives or a prime investment opportunity. Step out the door and its literally footsteps to humming cafes and eateries and within a few minutes stroll of Willoughby Road's cosmopolitan dining strip, the new metro station or rail at St Leonards. Features include:

- Boutique building of 8, gated access to a private, fully enclosed courtyard
- Generous light-filled living area with defined dining area and tiled flooring
- Glass sliding doors open to an extensive wraparound entertainers' courtyard
- Tidy open plan kitchen with four-seat breakfast bar and a ceramic cooktop
- Two ample bedrooms with built-ins and a modern bathroom on the mid-floor
- The top-floor loft provides an ideal space for a home office or third bedroom
- 166sqm on title, full brick, air conditioning in the living area and all bedrooms
- 150m to Willoughby Road, 200m to the new metro station or Coles Supermarket
- Secure car space with rear lane access, 500m to Forum Plaza/St Leonards Station

Approximate Outgoings: Strata: \$1,740pq Water: \$253pq Council: \$308pq

Approximate Sizes: Townhouse including courtyard 153sqm + parking = Total 166sqm on title

Disclaimer: All information contained herein is gathered from third party sources we deem to be reliable, however we cannot guarantee its accuracy and interested persons should rely on their own enquiries. Images used may be previous versions and are not necessarily current representations. Figures and details are subject to change.