

4/56-58 Smith Street, Broulee, NSW 2537



Sold Unit

Tuesday, 30 April 2024

4/56-58 Smith Street, Broulee, NSW 2537

Bedrooms: 2

Bathrooms: 1

Parkings: 2

Type: Unit



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Contact agent

Welcome to your coastal haven just moments away from the pristine shores of Broulee Beach! This charming townhouse offers a perfect blend of comfort and convenience. Step inside to discover a well-maintained interior boasting high raked ceilings, two cosy bedrooms upstairs with access to an elevated balcony, along with a freshly painted main bathroom and a delightful sleeping/study nook - ideal for unwinding after a day of beachside adventures. Downstairs, the main living areas provide a welcoming space for relaxation and entertainment, complemented by open plan living, dining, and a convenient kitchen space. The laundry, with access to the rear fenced courtyard, and a convenient second toilet add practicality. The lock-up garage, featuring internal access, presents a versatile opportunity for conversion into an additional living space, offering endless possibilities to tailor the home to your lifestyle needs. Immaculately presented and lovingly cared for, this unit is poised to become your tranquil retreat by the sea. With its prime location and thoughtful layout, it's simply awaiting a new owner to cherish it as much as the current owners have.

Features:- Cork flooring- Double brick construction- Raked ceilings with timber feature staircase- Bedrooms have access to balcony- Single lock-up garage with additional off-street visitors parking- Located in a self-managed small development of 6 units- Potential permanent rental return \$425 to \$475 per week.- Strata Rates \$550 per quarter (\$400 Strata \$150 Sinking fund)- Rates \$2569.84 per annum