

41/32 Carabella Street, Kirribilli, NSW 2061

Cunninghams

Sold Apartment

Friday, 3 May 2024

41/32 Carabella Street, Kirribilli, NSW 2061

Bedrooms: 1

Bathrooms: 1

Parkings: 1

Type: Apartment



Richard Cook
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\$1,210,000

FIND. Harness the raw potential in this spacious one-bedroom apartment, which flaunts a position in a harbourside block in Kirribilli, and offers an inspiring harbour spectacle that captures the Harbour Bridge and iconic CBD skyline, as well as expansive water views that sweep from Cremorne Point to Rose Bay. Located on the 4th floor of the iconic modernist style "Villa Gardens" and presented in original condition, this is a rare opportunity to cast your creative vision on a harbourside apartment with iconic views.**LOVE.** Quietly cushioned to the rear of a well-maintained complex, this is a peaceful apartment with a great layout. The living and dining give way to a sunny harbour-facing balcony, and this apartment also features a spacious bedroom and an allocated undercover car space. Perfect as an investment, first home or city bolt-hole, this home is positioned in the heart of Kirribilli, and on the doorstep of Milson Park, with swift access offered to the CBD. - Well-presented security block with lift access up to the apartment door.- Light-filled living and dining area with spectacular views on either side.- Neat kitchen with electric cooker and timber cabinets, and a server window that connects the space to the living area.- Generous bedroom with some built-in storage.- Bathroom with bathtub and overhead shower.- Common laundry and a lockable storage locker. - Allocated car space directly outside the apartment block.**LIVE.** You won't have to leave home to be reminded of the gloriousness of Sydney, with views that will take your breath away from the comfort of your lounge room and balcony, but if you venture out, there is a festival of activity at your doorstep, with shops, cafes and restaurants in Kirribilli village and the CBD just a short ferry trip away. A short stroll from the ferry wharf and Milsons Park, this is a home that you'll enjoy coming home to every day.**RATES/SIZE:**Water rates: Approx \$171.41 pqCouncil rates: Approx \$252.00 pqStrata rates: Approx \$1,232.98 pq**SIZE:** Internal Approx 48 sqmParking Approx 13 sqmTotal Approx 61 sqm**ABOUT THE AREA**Local Transport:- Buses to City CBD, Milsons Point, North Sydney and surrounds- Kirribilli Ferries to Circular Quay**Shopping:-** Kirribilli Village, restaurants & cafes - Greenwood Plaza shopping centre**Schools:-** North Sydney Public School- Mosman High School- Loreto Kirribilli **WHAT THE OWNER LOVES-** We love walking out the front door and into Kirribilli village to grab a coffee in the morning, or a long lazy brunch at the weekend.- The views from either side of the apartment are truly spectacular. We love looking at the ferries moving across the harbour.- This is such a convenient spot if you work in the city. It's such a short commute.**Disclaimer:** Whilst every effort has been made to ensure the accuracy and thoroughness of the information provided to you in our marketing material, we cannot guarantee the accuracy of the information provided by our Vendors, and as such, Cunninghams makes no statement, representation or warranty, and assumes no legal liability in relation to the accuracy of the information provided. Interested parties should conduct their own due diligence in relation to each property they are considering purchasing. All photographs, maps and images are representative only, for marketing purposes. Some images show virtual styling.