

**411/7-9 Durham Street, Mount Druitt, NSW 2770**



**Unit For Sale**

Thursday, 25 April 2024

411/7-9 Durham Street, Mount Druitt, NSW 2770

**Bedrooms: 2**

**Bathrooms: 2**

**Parkings: 1**

**Type: Unit**



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## **\$400,000 to \$420,000**

Creating an advantageous offering for first home buyers and savvy investors alike, this first-floor apartment enjoys seamless cross-flow ventilation, dual outdoor flow and a minimalistic modern design with open interiors. Residents enjoy access to a communal rooftop garden with elevated urban views, while the complex is well-located footsteps from Westfield, vibrant dining and the station.- Streamlined contemporary layout with an open plan lounge/dining area- Effortless transition onto a relaxed all-weather balcony- Modern kitchen is equipped with gas appliances and stone benchtops- Two well-sized bedrooms each fitted with built-ins, ensuite to main bedroom - Stylish bathroom with floor-to-ceiling tiles, air-conditioning, gas outlet- Readymade first home/investment in an area of strong rental demand- Dedicated car space, elevator access, video intercom, laundry with dryer- Near new complex was built in 2019, offers residents a garden rooftop- Highly-desirable location moments from schooling, transport and shops- Compromises an approximate 98sqm of total spaceWater Rates: \$180.00 per quarterCouncil Rates: \$400.00 per quarterStrata levies: \$750.00 per quarte