

506/1 James Street, Carlingford, NSW 2118



Sold Apartment

Friday, 25 August 2023

506/1 James Street, Carlingford, NSW 2118

Bedrooms: 2

Bathrooms: 2

Parkings: 1

Area: 120 m2

Type: Apartment



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\$660,000

Perfectly situated in a most desirable locale in Carlingford West's School Catchment being stone's throw from the upcoming light rail station and moments away from Carlingford Court, Carlingford village, this sunny north east facing corner position two bedroom apartment enjoys an expansive floorplan, stylish interiors and a convenient lifestyle. This above average sized apartment is on offer for the first time by the original owner and provides a great opportunity not to miss if you are looking for something with the combination of size, sunlight, modern finishes, low strata fee, school catchment and a convenient lifestyle. I look forward to meeting you at our open home. Featuring: - 120sqm on title, northeast aspect with corner position- High ceiling throughout- Expansive open plan living and dining with floor to ceiling windows seamlessly flowing to a large undercover balcony for district views and entertaining- Two large bedrooms with good privacy, main with an ensuite.- Stylish modern kitchen with Caesar stone bench tops, gas cooking and ample storage- Designer bathrooms with floor to ceiling tiles, main with a bathtub- Internal laundry and generous storage- Secured car space and locked up storage cage, intercom access- Low strata fees with beautiful gardens and a Gym in the complex- Carlingford West Catchment- Walking distance to local stores, local library and the upcoming light rail. Internal: 103sqm Car space : 15sqm Storage: 2sqm Total on title: 120 sqm Outgoings: - Strata rate: \$727.70 per quarter- Council rate: \$303.5 per quarter- Water rate: \$209 per quarter (approx.) Disclaimer: All information contained herein is gathered from sources we deem to be reliable. However, we cannot guarantee its accuracy and interested persons should rely on their own enquiries.