

569 Darling Street, Rozelle, NSW 2039

BALMAINRealty

House For Sale

Tuesday, 12 March 2024

569 Darling Street, Rozelle, NSW 2039

Bedrooms: 1

Bathrooms: 2

Parkings: 2

Area: 120 m2

Type: House



Scott Robertson
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Nick Van Venrooy
0298188888

Auction - Buyers Guide \$2,100,000

Situated just a moments stroll from Rozelle village, this mixed use commercial/residential tri-level terrace offers a rare opportunity for the savvy investor with a long term fully tenanted asset and enormous potential to create a magnificent family home (STCA), with passive income downstairs. Freestanding to one side with front-to-rear access, it's set in a prized location with walk to everywhere convenience to an abundance of cafe's, restaurants, pubs, wine bars, Woolworths Metro supermarket, Rozelle Public School, express city transport, and waterfront parkland with the Bay Run.

RESIDENTIAL FEATURES:- Oversized, split level apartment with 3 balconies. Upper level balcony takes in leafy district views and water views - Large covered balconies off the living room and dining area- Modern kitchen with stainless steel appliances- Oversized bedroom on the upper level with air-conditioning and its own private rooftop terrace taking in leafy district & water views- Stylishly appointed bathroom with shower over bath- Walking distance to Balmain & Rozelle villages - Long term residential tenancy

COMMERCIAL FEATURES:- Long term tenant to massage business providing a strong income stream- Rear lane access with roller door and space for two vehicles- Kitchenette and bathroom- Air-conditioning- Excellent street frontage on Darling Street with regular foot traffic

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