

**6/12 Crisallen Street, Port Macquarie, NSW 2444**



**Sold Unit**

Thursday, 5 October 2023

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**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 1**

**Type: Unit**



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**\$489,500**

A charming coastal very affordable apartment is on offer and only just 500m from the iconic patrolled Flynn's Beach. This extremely well-maintained abode offers a spacious open-plan living and dining area, seamlessly flowing onto a north-facing patio overlooking the common lawn area. Convenience reigns supreme with an internal laundry, providing direct access to the exterior with a mere 15m stroll to the clotheslines. The bathroom contains both a shower and a bath – this can be a little rare in an apartment. Plus, there is a separate toilet too. Nestled behind the landscaped garden bed is the sun-drenched private patio - a serene oasis which is just perfect for the morning caffeine fix. Sunlight dances through the interiors, highlighting the new carpet and spacious interiors. From here you have just a five-minute stroll to the fabulous cafes and eateries of Flynn's Beach, and you would imagine as time goes on this will only get better. This is so ideal for first-time buyers, astute investors or those requiring a residence with no stairs, this apartment is a rarity for what it offers. Also, there is a secure lock-up garage that completes this coastal haven that further adds to its appeal. - 500m to Flynn's Beach, eateries and cafes - Extremely neat and tidy ground floor apartment - Living with no stairs, sun-drenched interiors - Spacious open-plan lounge and dining - Bathroom with both a shower and bath - Exclusive laundry with direct access outside, clothes line just 15m - Private north-facing patio abutting the common lawn area - Lock up garage, ceiling fans - Suit first-time buyers, investors and those wanting a residence with no steps

Property Details: Council Rates: \$2,000 pa approx. Strata Fees: \$787.50 per quarter approx. Rental Potential: \$400 - \$420 per week

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