

# 6/35-51 Nicholson Street, Wollstonecraft, NSW, 2065

## Sold Townhouse

Sunday, 16 July 2023

6/35-51 Nicholson Street, Wollstonecraft, NSW, 2065

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 1**

**Type: Townhouse**



Hugh Macfarlan



David Hill

## **Superb terrace home in prized locale**

SOLD - CONTACT HUGH 0418 270 993

Boasting full street frontage in a peaceful cul de sac location, this vast, 3 level terrace style townhome offers a wonderfully cosmopolitan lifestyle.

Features include:

Sleek, contemporary, light filled interiors with sunny aspect

Ground level hosts generous living dining, and family rooms

Well designed galley style kitchen with ample prep space

Front and rear courtyards for alfresco living and entertaining

Separate laundry and guest w/c

Level 1 offers 2 double bedrooms, full bathroom & storage

Main with ensuite bathroom & private terrace

Vast top level retreat - ideal for teenagers, home office or utility room

Elevated district views, huge storage room, secure undercover parking

Located just steps to St Leonards CBD & rail plus soon to come Metro rail

Minutes walk to bustling Crows Nest shopping & restaurants

Ideal for families, downsizers, investors & city base buyers

Pets: Some acceptable - Subject to strata approval

Investors Note: Weekly rental estimate \$1,100

Approximate Outgoings: Strata \$1081.85 pq // Council \$350.00 pq // Water \$160.00 pq

Approximate Sizes: Townhome incl Terraces 180 sqm + Parking 14 sqm = Total 194 sqm

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