

6/616 Griffith Street, Albury, NSW 2640

 STEAN NICHOLLS

## Unit For Sale

Sunday, 26 May 2024

6/616 Griffith Street, Albury, NSW 2640

**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 1**

**Type: Unit**



Mikaela Gould  
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## Contact Agent

Positioned on the ground level and situated in a boutique quiet locale, 6/616 Griffith Street offers a social and low maintenance lifestyle close to the heart of the Albury CBD. With a preferred northern orientation, the unit offers a generous open plan living zone, recently updated kitchen and two spacious bedrooms with large built-in robes (both which could fit queen-size beds). The recently updated kitchen is fitted with electric cooking and ample cabinetry space. There is a tasteful updated bathroom featuring a bathtub and shower, as well as a separate toilet and laundry. Furthermore, the property offers a front deck plus a separate back courtyard. Modern conveniences such as split system heating and cooling ensure year-round comfort, and a single carport provides secure parking for one vehicle. An exclusive position within the cul-de-sac of Griffith Street, the apartment is located moments from Dean Street and hosts a great lifestyle to those seeking to owner occupy. Alternatively, take advantage of the blue-chip investment offering a great yield in a high growth area. Features: - 2 Bedroom unit within walking distance to city centre - Rental appraisal \$400p/w (or \$430p/w with furniture) - Updated kitchen - Large bedrooms with built in robes - Split system air conditioner and heating - Ideal for first home buyers or investors - Strong proven rental - A great set and forget investment