

**7/56 Cambridge Street, Stanmore, NSW 2048**

**callagher**

**Sold Unit**

Tuesday, 3 October 2023

7/56 Cambridge Street, Stanmore, NSW 2048

**Bedrooms: 1**

**Bathrooms: 1**

**Area: 66 m2**

**Type: Unit**



James Burke  
0410507046



Diana Vescio

**\$605,000**

This smartly designed ground floor apartment will be very attractive to buyers and investors looking for a quality property with style, privacy and direct access to its own decked courtyard. Featuring smart modern finishes and a good-sized user-friendly floorplan, it offers a great low-maintenance living environment with excellent security and a highly convenient position that's just 500m to all the action and adventure along Enmore Road, as well as being walking distance to Stanmore train station and Newington College. Features: • Convenient ground floor position with easy level street access • Crisp and bright open design with polished parquet flooring • A private 22sqm courtyard deck plus a balcony at the front • Modern galley-style kitchen with good quality appointments • Peaceful double bedroom with a large mirrored built-in robe • A well-lit bathroom plus an internal laundry and intercom entry • Positioned within a well-maintained security building of only 12 Unit Size: 66 sqm Water Rates: \$180 pq Council Rates: \$353 pq Strata Rates: \$774 pq Potential Rental: \$550-\$580 pw Figures are approximate only