

7/9 Mort Avenue, Dalmeny, NSW 2546



Unit For Sale

Tuesday, 30 April 2024

7/9 Mort Avenue, Dalmeny, NSW 2546

Bedrooms: 3

Bathrooms: 1

Parkings: 1

Type: Unit



John Murray
0244762699

\$675,000

7/9 Mort Avenue, a beautifully presented 3-bedroom unit offering a perfect blend of style, convenience, and comfort. Located in the sought-after suburb of Dalmeny, this property is ideal for first-time buyers, downsizers, or investors looking for a low-maintenance lifestyle. With its modern features, spacious layout, and proximity to amenities, this is an opportunity not to be missed. The interior boasts a spacious layout with a large living area seamlessly connected to the kitchen, complete with a European laundry. The abundance of natural light and thoughtful design elements enhance the ambiance of the space. Additionally, the property includes three generously sized bedrooms with built-in wardrobes and a Jack and Jill bathroom for added functionality. Other amenities such as air conditioning and a lovely large entertainment deck contribute to the property's appeal. With its low-maintenance features and desirable location, this property is ideal for downsizers or as a holiday retreat. Approx council rates per annum: \$2,500 Approx strata fees per annum: \$3,565 Estimated rental return: \$500-\$530 per week Estimated holiday return: \$350/day peak or \$170/Day off-peak