

8/45-49 Harbourn Rd, Kingsford, NSW 2032



Apartment For Sale

Thursday, 21 March 2024

8/45-49 Harbourn Rd, Kingsford, NSW 2032

Bedrooms: 2

Bathrooms: 2

Parkings: 1

Type: Apartment



Helen Xu



Peter Xu

0450088887

## **Auction on 20 April**

Set in a boutique block of only 15, this 2nd floor apartment is a perfect choice for those seeking an affordable first home or in-demand investment. Short stroll to Kingsford's shops and eateries, while easy access to UNSW and the light rail.- Welcoming with generous combined lounge and dining space;- Nearly freshly painted interior with nice floors throughout;- Smooth in/outdoor transition to inviting East facing balcony;- Stone kitchen with breakfast bar, gas cooktop and quality oven;- Two good sized bedrooms, master with access to balcony;- Two tidy bathrooms include ensuite;- Security Car space with visitor parking - Car Wash bays located in basement;- Internal laundry, phone intercom;- Well maintained communal garden;- Within short drive of Westfield Eastgardens and Coogee Beach;- Minutes from the Bonnie Doon Golf Club and Eastlake Golf Club.- 5 minute walk to UNSW, within walking distance to all buses and the new light rail terminals. Close to all Kingsford amenities, restaurants, cafes, supermarkets, close to hospitals and beaches. Outgoings: Water Rates: \$175 per quarter Council Rates: \$420.20 per quarter Strata Levies: \$950 per quarter Do not miss this opportunity and contact us today!