

9/1 Buchanan Street, Carlton, NSW 2218

Raine&Horne.

Apartment For Sale

Tuesday, 30 April 2024

9/1 Buchanan Street, Carlton, NSW 2218

Bedrooms: 2

Bathrooms: 1

Parkings: 1

Type: Apartment



Marc Gable
0433493331



Michael Aiello
0407047179

Auction Guide \$700,000

Enhanced with a series of stylish upgrades, this top floor apartment makes a comfortable move-in-ready retreat in a location of outstanding lifestyle convenience. Updated fixtures, a newly appointed kitchen and a sleek modern bathroom add to the appeal, whether you're looking for a low maintenance first home or a potentially lucrative investment. The home offers a relaxed open plan layout with easy flow to a covered balcony, and the well maintained double brick block features secure entry. Main street shops and train services are just around the corner, while a selection of popular coffee spots and dining choices can be found on both sides of the station. The apartment is also placed within a level walk of Kogarah's vibrant town centre, where additional shopping options and a comprehensive medical precinct create further convenience.

- Airy open plan lounge/dining space edged by floor-to-ceiling glass
- Modern gyprock ceiling with stylish pendant light over dining area
- Good sized covered balcony perfect for morning coffee/barbecues
- Kitchen has new stainless oven, dishwasher and induction cooktop
- Two carpeted double bedrooms, both offer mirrored built-in robes
- On-trend monochrome bathroom has rain shower, freestanding tub, heated floors and towel rack
- Internal laundry, second toilet, covered access to basement carpark
- Single lock-up garage, rare adjoining storeroom/workshop
- Central setting, minutes from Hurstville CBD and bayside beaches

Strata Rates: \$822 per quarter approx*
Council Rates: \$393 per quarter approx*
Water Rates: \$171 per quarter approx*