

201/12 Fourth Ave, Blacktown, NSW, 2148

Apartment For Sale

Wednesday, 25 September 2024



201/12 Fourth Ave, Blacktown, NSW, 2148

Bedrooms: 2

Bathrooms: 2

Parkings: 1

Type: Apartment



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149sqm Two-Storey home with Abundant Natural Light and Park Views

This impressive home boasts a generous 149sqm floorplan spread across two levels, featuring a coveted corner position that floods the space with natural light and offers serene park views.

Key Features:

- + Expansive Open-Plan Living with seamlessly transition from the open living and dining area to a large entertainer's balcony, perfect for hosting and relaxation.
- + Stylish, Low-Maintenance Flooring, combination of tiles and floorboards throughout creates an elegant yet easy-to-maintain living space.
- + Ducted Air-Conditioning to enjoy zoned heating and cooling for year-round comfort.
- + Sleek Modern Kitchen, featuring a 40mm stone benchtop, stainless steel appliances, and ample storage for culinary enthusiasts.
- + Luxurious Master bedroom comes with built-in wardrobes, an ensuite, and access to a private, sun-drenched balcony.
- + Vertical blinds, fly screen across all windows and sliding doors
- + A concealed European-style laundry with a dryer add extra convenience. A guest powder room downstairs is an added bonus.
- + Exclusive Rooftop Retreat to Unwind in the communal rooftop garden with BBQ facilities, a children's play area, and stunning panoramic views of the Blue Mountains.
- + Secure & Convenient Living with CCTV surveillance, controlled building access, secure parking with a storage cage, and ample visitor parking ensure peace of mind.

Prime Advantage:

Nestled in a highly sought-after area, residents benefit from proximity to top-rated schools, excellent public transport, and a range of retail and dining options:

- + Blacktown Train Station: 750m
- + Blacktown Transport Interchange: 950m
- + Blacktown WestPoint Shopping Centre: 1.0km
- + Local Schools: Blacktown Boys and Girls High School are within 300m.
- + Nearby Amenities: Hospitals, places of worship, and major roadways (M4, M7, Great Western Highway) are all within easy reach.

Estimated Outgoings:

- + Council Rate: \$280 per quarter
- + Water Rate: \$172 per quarter
- + Strata Levy: \$913 per quarter
- + Estimated Rental Returns: \$630pw - \$680pw

Don't miss out on the chance to make this dream home your reality. Contact us today to explore a lifestyle that perfectly blends comfort, convenience, and community living.

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