

31/52 The Crescent, Dee Why, NSW 2099

Cunninghams

Apartment For Sale

Thursday, 11 July 2024

31/52 The Crescent, Dee Why, NSW 2099

Bedrooms: 2

Bathrooms: 1

Parkings: 1

Type: Apartment



Ben Jones

0424277887



Andrew Lutze

0412568058

Auction

Auction on site 10 August 2024 FIND. Situated in a quiet, leafy complex set well back from the road, boasting an in-ground pool, landscaped gardens and a resort-style feel. Elevated ground floor position with generous proportions and a bright, sunny appearance, this meticulous apartment sits within a highly sought-after pocket of Dee Why LOVE. This is arguably one of the best streets in Dee Why. It is lined with trees and gets very little traffic, yet is conveniently placed to offer quick access to the beach, as well as being moments from the buzz of Dee Why's shopping and lifestyle precincts. Enjoy the peace and tranquillity that this sought-after street offers, yet take advantage of being able to walk to all of the lifestyle offerings that Dee Why has to offer.- The open-plan living/dining area is perfectly oriented to enjoy the benefits of a northeast aspect.- Living features easy-care Jarrah timber floors and opens up to a large, private, tiled terrace with a pleasant, leafy outlook.- The master bedroom is queen-sized and features built-in storage and lots of natural light, while the second bedroom also includes a set of built-ins- Modern kitchen with Bosch dishwasher, electric cooking and large pantry.- Stylish bathroom with frameless glass.- Notable extras include an internal laundry room, fans in the bedrooms as well as a large garage with storage shelves and internal access. LIVE. Wonderfully convenient, and enjoying a walk-to-everywhere setting, it's perfectly placed between shops, transport, the beach and cafe's. RATES/SIZES: Water rates: Approx \$171 pq Council rates: Approx \$404 pq Strata levies: Approx \$1,202 pq SIZE: Internal + Terrace Approx 107.4 sqm Parking Approx 16.9 sqm Total Approx 124.3 sqm ABOUT THE AREA Local Transport:- Express buses from the front of the building to the City CBD- Buses to Westfield Warringah Mall, Manly and surrounds Shopping:- Dee Why beachfront restaurant scene- Dee Why RSL- Dee Why town center, supermarkets and cafes Schools:- Curl Curl North Public School- Northern Beaches Secondary College Cromer Campus Disclaimer: Whilst every effort has been made to ensure the accuracy and thoroughness of the information provided to you in our marketing material, we cannot guarantee the accuracy of the information provided by our Vendors, and as such, Cunninghams makes no statement, representation or warranty, and assumes no legal liability in relation to the accuracy of the information provided. Interested parties should conduct their own due diligence in relation to each property they are considering purchasing. All photographs, maps and images are representative only, for marketing purposes.