

**46/548-568 Canterbury Road, Campsie, NSW 2194**

**Apartment For Sale**

Tuesday, 20 August 2024



46/548-568 Canterbury Road, Campsie, NSW 2194

**Bedrooms: 2**

**Bathrooms: 2**

**Parkings: 1**

**Type: Apartment**



Dawn Chan



Yim Kelvin Kam

**\$640,000 - \$660,000**

Imagine a sleek, modern 2-bedroom apartment situated in a prime location that offers both convenience and a sense of privacy. Conveniently location in a vibrant neighborhood, this apartment in the "Emporia" complex is close to essential amenities such as Clemton Park Shopping Village, Campsie Shopping Centre, Train Stations, Canterbury Hospital etc. A range of impressive features of this apartment include: - Open plan living area with large floor-to-ceiling sliding doors - Stainless-steel kitchen appliances, including a built-in oven, a microwave oven, a gas cooktop and a dishwasher. Stone bench tops.- Spacious bedrooms, both with a build-in wardrobe. Study nook area inside the master bedroom. - High quality bathrooms. Ensuite with a shower and 2nd bathroom with a full-sized bathtub- Level 5 with excellent privacy and peaceful views of the treetops.- Ducted air conditioning system with dual-zone control- Internal laundry with a dryer- Intercom system featuring a video display for enhanced security- 1 Secure parking space and 1 storage cage- Building rooftop exclusive to residents, complete with BBQ facilities and entertainment area offering 360 degree stunning views.- Currently tenanted at \$670/week, potential rent price \$730~\$750/week- Great for both First Home Buyers or Property Investors!Location:- Canterbury Hospital Across the Road- 4 minutes bicycle ride to Campsie Train Station- 6 minutes bicycle ride to Canterbury Train Station- 500 metres walk to Coles at Clemton Park Shopping Village- 15 minutes walk to Campsie central shopping area- 3.1kms to Canterbury Racecourse- 2kms to M5 Motorway Entry Kingsgrove- 11.7kms to Sydney Olympic Park- 13.3kms to Sydney CBDOutgoings: Council Rates: Approx. \$411.81/quarter Water Rates: Approx. \$234.49/quarter Strata: Approx. \$885.25/quarter Sales Office is onsite. Private inspections by appointment are welcome!Property Code: 1806