

**5&6/239 Anzac Parade, Kensington, NSW, 2033**



**Apartment For Sale**

Wednesday, 7 August 2024

5&6/239 Anzac Parade, Kensington, NSW, 2033

**Bedrooms: 4**

**Bathrooms: 2**

**Type: Apartment**

## Rare and Exciting Opportunity in the Heart of Kensington

Auction 7th September 11:45am On-Site

A rare opportunity exists to acquire two neighbouring top floor Art Deco apartments to be sold separately or all-in-one-line. Featuring plenty of space, while exuding character and charm, this superb offering presents boundless potential and possibilities with the option to purchase both properties and convert into one magnificent lifestyle residence or for investors to take advantage of its unbeatable location and enhance/renovate to add further value. With mirroring layouts, both apartments feature combined living/dining areas, eat-in kitchens and original fixtures with high ceilings and picture rails. It is positioned within a stroll of UNSW, NIDA and POW Hospital and with shops, popular eateries and the light rail at the doorstep.

Unit 5 - 2 Bed | 1 Bath | 85sqm

Unit 6 - 2 Bed | 1 Bath | 85sqm

- Mirroring layouts with combined living/dining
- Both with eat-in kitchens and breezy balconies
- Well-sized bedrooms, main adjoins sunroom
- Bathrooms with combined bath/shower and laundry
- High ceilings, picture rails, original period fixtures
- Scope to renovate/enhance to add further value
- Convert into one magnificent lifestyle abode (STSA)
- Excellent investment with consistent rental return
- Small Art Deco block in walk-to-everywhere locale
- Vibrant village shops, cafés and light rail at doorstep
- Stroll to UNSW, NIDA, moments to POW Hospital