

**B804/260 Anzac Parade, Kensington, NSW, 2033**



**Apartment For Sale**

Friday, 9 August 2024

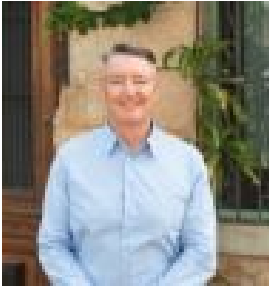
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**Bedrooms: 2**

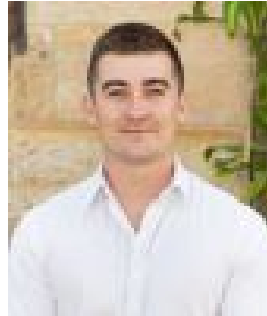
**Bathrooms: 2**

**Parkings: 2**

**Type: Apartment**



Walter Burfitt-Williams  
0290438777



Dalton Stewart  
0458668119

## Top floor split level apartment living

This contemporary dual-level residence is situated on the top floor of 'Capella', instinctively designed to make the most of this unique location and renowned for being Kensington's premier residential address. Designed by FJMT Architects and surrounded by landscaped gardens, this stylish apartment enjoys an ideal north-easterly aspect with sweeping views across Royal Randwick Racecourse to the city skyline.

- Spacious split-level floor plan with light & bright interiors
- Open plan living-dining with vaulted 3.5m ceiling, storage
- Sunny full-width terrace with panoramic views to the CBD
- Designer gas kitchen with large island & ample cupboards
- Master bedroom with full ensuite & built-in wardrobes
- Second double bedroom with wardrobes, sep bathroom
- Ducted air-cond; upper level guest WC; concealed laundry
- Impressive views down the main straight of Royal Randwick
- Double security parking for two cars with internal lift access
- Beautifully landscaped gardens, heated 25m lap pool & gym
- Step outside to light rail and buses, easy access to the CBD
- Stroll to Anzac Parade dining scene; UNSW; POW Hospital
- Close to Centennial Park, Moore Park leisure and golf
- Please note; some photography contains virtual styling
- Size - 99sqm internal, 12sqm terrace, 28sqm double pkg
- Council: \$1,840pa, Water: \$720 pa & Strata: \$2,594pq (approx)