

**2/56 Park Ave, Kingswood, NSW, 2747**



**Unit For Sale**

Thursday, 31 October 2024

2/56 Park Ave, Kingswood, NSW, 2747

**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 1**

**Type: Unit**



Chris Saleh  
0298342000

## Ground Floor Unit

OPEN FOR INSPECTION SATURDAY 2ND OF NOVEMBER 2024 FROM 11:15AM TO 11:45AM

Come and inspect this beautifully presented and partially renovated ground floor unit situated a very short walk to all Kingswood local amenities including all shopping options, Nepean Hospital, local primary and high schools, local transport and Kingswood train station plus a very short drive out onto main arterial roads and the popular M4 motorway.

Perfect for the first home buyer, or the downsizer making this quality unit a must to inspect.

- \* 2 good size bedrooms both with new carpet and main bedroom with built in robe
- \* Extremely neat and tidy main bathroom with shower and combined toilet plus renovated internal laundry
- \* Brand new kitchen with new electric appliances and lots of cupboards for storage and modern tile splashback
- \* Light filled combined lounge and dining area freshly painted in neutral colour scheme plus access to the rear balcony
- \* Sought after complex with secure intercom access and SLUG offering extra storage space
- \* Currently rented by great tenant (currently out of lease) paying \$350 to \$370 per week and strata fees of \$2,686 per quarter

To find out more or to book an inspection please call Chris Saleh on 0448 374 365.