

11/163 Queen Victoria Street, Bexley, NSW 2207



Villa For Sale

Wednesday, 17 April 2024

11/163 Queen Victoria Street, Bexley, NSW 2207

Bedrooms: 3

Bathrooms: 1

Parkings: 1

Area: 212 m2

Type: Villa



Rod Mumford
0295883455



Victoria Voulgelis
0402100924

Auction If Not Sold Prior

Situated in a boutique complex of 13, this immaculate Villa creates a low-maintenance family sanctuary that is ideal for owner-occupiers and investors alike. Well-proportioned interiors enhanced by an abundance of natural sunlight, whilst providing an effortless transition to the outdoor entertaining family-friendly courtyard and self-maintaining garden. Conveniently set within the catchment zone for Carlton Public School and Kogarah High School, it's just minutes away from Kogarah Town Centre, cafés, restaurants, parks, buses, and the train station, while handy to Brighton-Le-Sands Beach. Three bright and generous-sized bedrooms, all with built-in robes. Modern kitchen with ample cupboard and storage space. Enjoy relaxing and entertaining in the lounge and dining area. Neatly presented main bathroom appointed with separate shower and tub. Sun-drenched expansive courtyard with an alfresco area creating the ideal entertaining atmosphere. Pet-friendly complex, split system air-conditioning, floorboards throughout. Large laundry, additional toilet, plentiful storage, smoke alarms, and lock-up garage with internal access. Total Size: 212sqm approx. Approximate Outgoings Per Quarter: Strata: \$984.80pq approx. Council: \$394.30pq approx. Water: \$178.42pq approx.