



## Second floor apartment set moments from everyday conveniences

\$365000

Stylishly appointed interiors, an abundance of natural light and a flowing floor plan unite to make this spacious second floor apartment an ideal lifestyle option. It's set within a well maintained building that offers its residence a communal park playground and is set just moments from Mount Druitt Westfield, local eateries, array of schools and transport links.

- Lounge and dining space embrace a generous open plan design
- Seamless outdoor flow to an all-weather entertainers' balcony
- Granite kitchen enjoys steel gas appliances and a breakfast bar
- Two double bedrooms with built-ins, master with private balcony
- Modern full bathroom, internal laundry features an inclusive dryer
- Air conditioning, shadowline ceilings, neutral tones, plush carpet
- Timber like, quality 12mm Mystic Oak Laminate flooring to main living zones
- Fantastic readymade first home with affordable strata rates/levies
- Ideal investment attracts high rental returns of \$380.00 per week
- Single basement car space in security complex
- Apartment compromises approx 107m2 over a flowing floor plan
- Close to supermarkets, retail, parklands, quality school main roads

### Outgoings

Water Rates \$173.00 Quarterly  
 Council Rates \$324.00 Quarterly  
 Strata Levies \$651.00 Quarterly



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### Amenities

- Garage



