

**11/2-8 Kiora Rd, Miranda, NSW 2228**

**Sold - \$750,000**

Unit 2  1  1 



### Spring into this

Looking for a spacious low maintenance lifestyle ?  
This fantastic first floor unit is perfect for first home buyers and investors alike. Offering scope to renovate & improve to your style.

- Sunny spacious open plan living & dining area
- Generous north-facing balcony enjoys all day sun
- Bright kitchen featuring ample cupboard space & pantry
- Window ventilated modern bathroom, separate bath & shower
- Huge laundry offering dryer & ample storage
- Security complex with intercom & dual street access
- \*Lock up brick Garage in basement (entry Off Miranda Rd)
- 10 min drive to Cronulla & moments to sporting facilities
- Just 700m to Miranda station & 550m to Westfield

Council – \$425 pq  
Strata – \$1,247 pq  
Water – \$180 pq

#### Open for Inspection

By Appointment.

**Listed By**  
Sham Watkins

Mobile: 0409 286 652



## Floorplan



## FLOOR PLAN

DISCLAIMER: THIS IS FOR ILLUSTRATIVE PURPOSES ONLY. ALL DIMENSIONS ARE APPROXIMATE AND IT DOES NOT CONSTITUTE PART OF ANY LEGAL DOCUMENTS.

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