

4058/185 Bdwy, Ultimo, NSW 2007

Sold - 18/07/2025

Unit 1 



## A place to live, study and play !

Immersed right in the heart of the vibrant university precinct, this furnished studio apartment is perfect for astute investors looking for a high rental return and the potential for capital growth, as well as parents seeking accommodation for their university bound children.

### Open for Inspection

By Appointment.

- Complete with own kitchenette and bathroom
- Mezzanine level providing additional storage area
- Heritage characters such as high ceiling and exposed timber columns
- Fully equipped business centre, TV lounges, kitchen and laundry facilities
- Study area and library, games and billiard room, broadband internet access
- Peace of mind with 24-hour security, perfect place to live and study
- Surrounded by universities with a strong demand for student accommodation
- Opposite Broadway Shopping Centre and Sydney University
- Leisure walk to Central Station, the Sydney CBD and Chinatown
- 17 m2 of living space and expected rent of \$500 per week

Auction: On site Saturday 9th November at 3:45pm

Contact: John Zheng on 0408 330 118

Strata levy: \$2,427 pq

Council rate: \$255 pq

Water rate: \$179 pq

### Listed By

The Office

Phone: (02) 9660 8933

