

Unit 2/45 Rufus St, Epping, VIC 3076

Sold - 29/04/2021

Unit 2  1  1 

Central Location

Beautifully located in the hub of Epping, this lavishly renovated townhouse comprises 2 spacious bedrooms with WIR to master & bedroom 2 with BIR, both serviced by a central bathroom in addition to a study nook perfect for the home office. Downstairs the property has 2 living areas, freshly carpeted, a lounge to the front with an open family area and new kitchen offering stainless steel appliances.

The property also offers single garage with internal access, laundry, toilet downstairs, heating & cooling split systems, in addition to a fully enclosed & decked private rear courtyard. Also included is an additional parking space just outside of the garage.

Nestled away in a quiet residential street in walking distance to Epping Train station and surrounded by a plethora of amenities including schools, Epping Plaza, Costco, the Northern Hospital & much more.

The property is currently tenanted with a rental return of \$1625.00 p/m.

Inspection is a must!

Open for Inspection

By Appointment.

Listed By
Sally Long



Floorplan



Scale in metres. Indicative only. Dimensions are approximate. All information contained herein is gathered from sources we believe to be reliable. However we cannot guarantee its accuracy and interested parties should rely on their own enquiries.

Ground Floor	- 70 m ²
First Floor	- 50 m ²
Garage	- 21 m ²
Verandah	- 2 m ²
Total	- 143 m ²



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