




**5/40-42 Park St, Campsie, NSW 2194**

**Sold - 12/04/2024**

Apartment 2  1  1 



## SOLD BY FRANCOIS VASSILIADES ~ 0400 131 415

Light Filled Top Floor Apartment With Private Leafy Outlook In Central Location

**Open for Inspection**

By Appointment.

Promising outstanding lifestyle appeal in a walk-to-everywhere location, this prized top floor apartment delivers a readymade haven for owner-occupiers and investors in a well-maintained security block.

Enjoying peaceful leafy vistas and abundant natural light, it features a great layout with fresh and airy interiors enhanced by timber floors and crisp white walls.

There is a streamlined eat-in kitchen with an electric cooktop and ample cupboard storage, while combined living/dining areas flow to an undercover balcony awash with sunshine.

The bedrooms are well-proportioned, the main is appointed with a built-in wardrobe, while there is a full-sized bathroom with a separate bath and shower and an internal laundry.

Although immediately liveable and ready to enjoy, it presents plenty of scope to add your creative stamp or enhance over time to add further value.

Complete with a lock-up garage, it is exceptionally positioned within a stroll of Campsie's vibrant hub, shops and buzzing eateries, Campsie Station, buses and Tasker Park.

- \* Wrapped in windows allowing an abundance of natural light
- \* Wonderfully spacious layout with combined living and dining
- \* Sliding glass doors open to sunlit balcony with leafy outlooks
- \* Streamlined eat-in kitchen, electric cooktop, ample storage
- \* Well-proportioned bedrooms, main fitted with built-in robe
- \* Polished timber flooring, internal laundry, lock-up garage
- \* Immediately liveable with scope to personalise to taste
- \* Excellent investment prospect in ultra-convenient setting
- \* Stroll to Campsie Station, shops, grocers and eateries
- \* Walk to Tasker Park, Canterbury Oval and Olympic Ice Rink

### Listed By

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