



3/21 French Street, KOGARAH

UNDER CONTRACT

UNDER CONTRACT Positioned in arguably one of Kogarah's most sought after pockets is this 2 bedroom villa in a boutique complex of 6. Set over one easy care level, this well looked after, bright and airy villa is close to local schools, shops, transport and recreational facilities as well as being in proximity to Brighton-Le-Sands beach - lifestyle and convenience effortlessly come together allowing you to enjoy everything this wonderful suburb has to offer. Other features include:

- * 2 bedrooms (main large) with built-in-robe
- * Well designed floor plan with high ceilings, large windows
- * Oregon floorboards throughout (under carpet)
- * Spacious & sun drenched combined living/dining area
- * Oversized eat-in kitchen with plenty of storage
- * Very neat & tidy original bathroom with separate toilet
- * Internal laundry
- * Easy maintenance private courtyard with garden bed
- * Well looked after boutique complex of 6
- * Lock-up garage with courtyard access

PRICE GUIDE: \$675,000.00

Area: 109.6 m2
 Council Rates: \$251.00 p.q.
 Water Rates: \$177.00 p.q.
 Strata Levy: \$2,497.00 p.q.



Walter Glaser
0402443777



Walter Glaser
0402443777

argyproperty

OFFICE

02 9588 4888