



3/75 Hampton Court Road, CARLTON Spacious, Bright & Quiet

Positioned in one of Carltons most desirable and quiet streets and set at the edge of Carlton village, this impressively spacious townhouse is on the corner of this beautifully maintained boutique block of 3. With it's own private entrance this gorgeous townhouse also enjoys 3 aspects.

- At entry level are open-plan living, formal and casual dining areas
- Modern timber kitchen with dishwasher
- Powder room and laundry with access to sunny courtyard
- 1 x King size main bedroom with built-in-robe
- 2 x double bedrooms with built ins
- Lovely Art-Deco bathroom including bath and separate shower
- Separate toilet
- Sunny north aspect also enjoyed by the courtyard
- Access to a remote-controlled garage with storage

Outgoings [p.q. approx.]: Strata \$400, Council \$254, Water \$171
Short level walk to village shops, cafes, train station etc. Golden and rare opportunity!
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PRICE GUIDE: \$855,000.00

Area: 160 m2
 Council Rates: \$254.00 p.q.
 Strata Levy: \$1,600.00 p.q.



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argyproperty

OFFICE

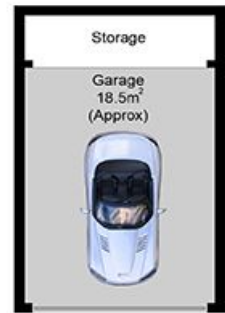
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Ground Floor



First Floor



(Not Shown In Actual Location / Orientation)

3/75 Hampton Court Road, Carlton, NSW 2218

Please note: All stated dimensions are approximate only. Particulars given are of general information only and do not constitute any representation on the part of the vendor or agent.

