



**PRICE GUIDE:** \$550,000.00

**Area:** 123 m2

## G.01/23 Plant Street, CARLTON

### Massive 1 bed + Study

FIRST HOME BUYERS PAY NO STAMP DUTY ON THIS UNIT!

"VIOLET" is a premium boutique apartment block constructed by a quality conscious & reputable builder. Exquisitely finished and generously proportioned for those seeking something unique within the St George area. Easy flowing living area & capturing abundant natural light. Furthermore:

- The balcony has bi-fold windows creating a sun-room / winter-garden
- Polyurethane kitchens with soft close drawers, stone bench-tops & splash-backs
- Quality AEG appliances, electric oven, gas cook-top, range-hood & dishwasher
- Bathroom with semi frame-less shower screen & feature tiling
- 1 X Spacious bedroom with built-in-robos, main with en-suite
- Ducted air conditioning & LED down lights throughout
- Lift access, video security entrance, NBN ready
- Single Lock-up-garage, basement with video monitoring

Conveniently located accessing transport facilities bus stops 250m & Allawah station 1.3km away, nearby schools such as Carlton South & Blakehurst High only 1.2km away. Cafes, Beverley Park golf course & Carss Park only 0.6-1.6km away. Easy access to either Hurstville or Kogarah CBD, being only 2.4km away. N.B. Some of the images used are from a different apartment within the complex. Agents Interest.



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