

**38/12 West Street, Croydon, NSW 2132**

**RICH&OLIVA**

**Sold Apartment**

Tuesday, 7 May 2024

38/12 West Street, Croydon, NSW 2132

**Bedrooms: 1**

**Bathrooms: 1**

**Parkings: 1**

**Type: Apartment**



Marco Errichiello  
0414433318

**\$515,000**

Spacious, conveniently located apartment ideal for entertaining This conveniently located, spacious one-bedroom apartment is the perfect option for a first-home buyer or savvy investor. It features a large living area opening onto a well-sized balcony with a leafy outlook, ideal for relaxing or hosting gatherings. The well-appointed kitchen is designed for both functionality and style. Additionally, a sizable internal storage space offers versatility, easily convertible into a home office or extra closet space. This apartment offers all the essential elements for comfortable living, entertaining, and catering to the needs of young professionals. With its prime location and modern amenities, it presents an excellent opportunity for those seeking a vibrant urban lifestyle. Conveniently situated amidst a choice of popular eateries, restaurants, and essential amenities. Enjoy the proximity to an array of family-friendly parklands, including Centenary Park, Hammond Park, and Wangal Park, perfect for outdoor activities and relaxation. Commuting is made easy with public transport links, as well as Croydon station nearby. Residents have access to a range of local private and public schooling options, such as Burwood Girls High School, Ashfield Boys High School, and Croydon Public School, ensuring educational needs are well catered for. Features. • Spacious living and dining area • Gas kitchen • Internal laundry • Undercover car space • Shared roof top space with city views • Sun lit balcony • Strata levies - \$1,159.80 (approx.) • Water rates - \$353 (approx.) • Council rates \$178.42 (approx.) • Total size: 91sqm (approx.) Billy McAlees – 0421 181 677 Marco Errichiello – 0414 433 318