

# 402/674 Old Princes Highway, Sutherland, NSW 2232

Hill&Viteri<sup>PROPERTY</sup>

## Sold Apartment

Friday, 8 March 2024

402/674 Old Princes Highway, Sutherland, NSW 2232

**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 1**

**Type: Apartment**



Derin Hill  
0295452220



Chris Hart  
0295452220

**\$735,000**

Set on the fourth floor of the 'Highpoint' complex in the heart of Sutherland, this generously sized two bedroom apartment is immaculately presented and is sure to impress. Boasting a modern kitchen and timber flooring throughout this property is ideal for first home buyers and anyone looking to downsize or even investors alike. The property features:- Two good sized bedrooms with mirrored built in robes- Stunning entertainers' kitchen with stone benches- Large open plan living and dining area with timber flooring- Well sized entertainers wrap around covered balcony- Modern bathroom with separate bath and shower- Ample sized internal laundry with additional WC- Oversized lock up garage with storage in a secure basement. Located 900m to Sutherland Station with express trains to Sydney CBD and 750m to Sutherland CBD with an array of amenities including restaurants, cafes, doctors and gyms. 'Highpoint' is a security and pet friendly complex with lift access from the foyer to your front door, and of course the basement, so you won't need to worry about stairs any longer. Distance to amenities:- 800m to Sutherland Public School- 1.8km to The Jannali High School- 900m to Sutherland Station- 1km to Sutherland Coles- 1.3km to South Village. Approximate Quarterly Outgoings: Strata: \$1,053.00 Council: \$352.70 Water: \$178.23 Total Lot Size: 131m<sup>2</sup> (including 22m<sup>2</sup> garage + 17m<sup>2</sup> balcony)