



MOSMAN
7/71 Avenue Road

2  1  1 

Fabulous Location - Close to Shops & Transport

Sold Prior To Auction

Light & bright this Apartment will not disappoint and in such a sought after position!

Offering a relaxed and low maintenance lifestyle, this first floor apartment is an ideal option for a first time buyer or investor.

If a convenient location is what you are looking for there is only a short stroll to Mosman Bay for a city commute and the local Avenue Road shops are less than 50 metres away


Additional Features:


- Two good sized bedrooms
- Large under cover parking space
- Low maintenance lifestyle
- Open plan living entertaining area
- Substantial under cover parking
- Mosman Village and local schools all within walking distance
- Modernised kitchen/dishwasher
- Additional storage area

Property ID:	L596581
Property Type:	Unit
Garages:	1

AGENT

Nick Kingsmill

 0411 881 913

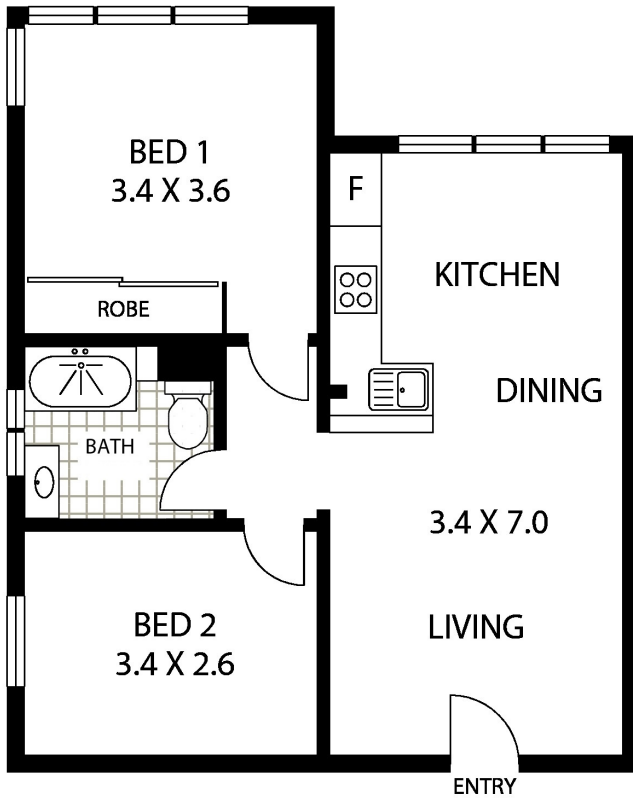
 nick@rhm.com.au

Approximate Rates & Levies:

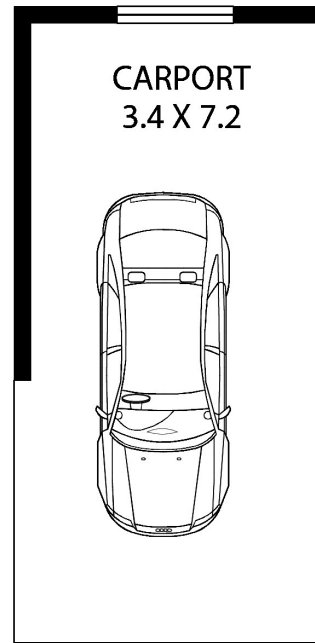
Strata \$1083 PQ

Council \$317 PQ

Water \$179 PQ



FIRST FLOOR



LOWER GROUND FLOOR



7/71 AVENUE ROAD

MOSMAN

Raine&Horne®

Floor Plan Disclaimer: Mind the Gap (MTG) floor plans / site plans are intended as an approximate guide only. No representations or warranties of any nature are given or intended and any person using this information other than as a guide should always rely on their own enquiries. Contact 1300 133 145 - www.mindthegap.com.au <<http://www.mindthegap.com.au>> - Photography, Video, Drone, Interactive, Floorplans, Copywriting.

APPROX : TOTAL INTERNAL AREA :- 60.5 SQM
 APPROX : CARPORT AREA :- 26.9 SQM