

FOR SALE



6/22 Kennedy Street, Kingsford NSW 2032

2 bed 1 bath 1 car

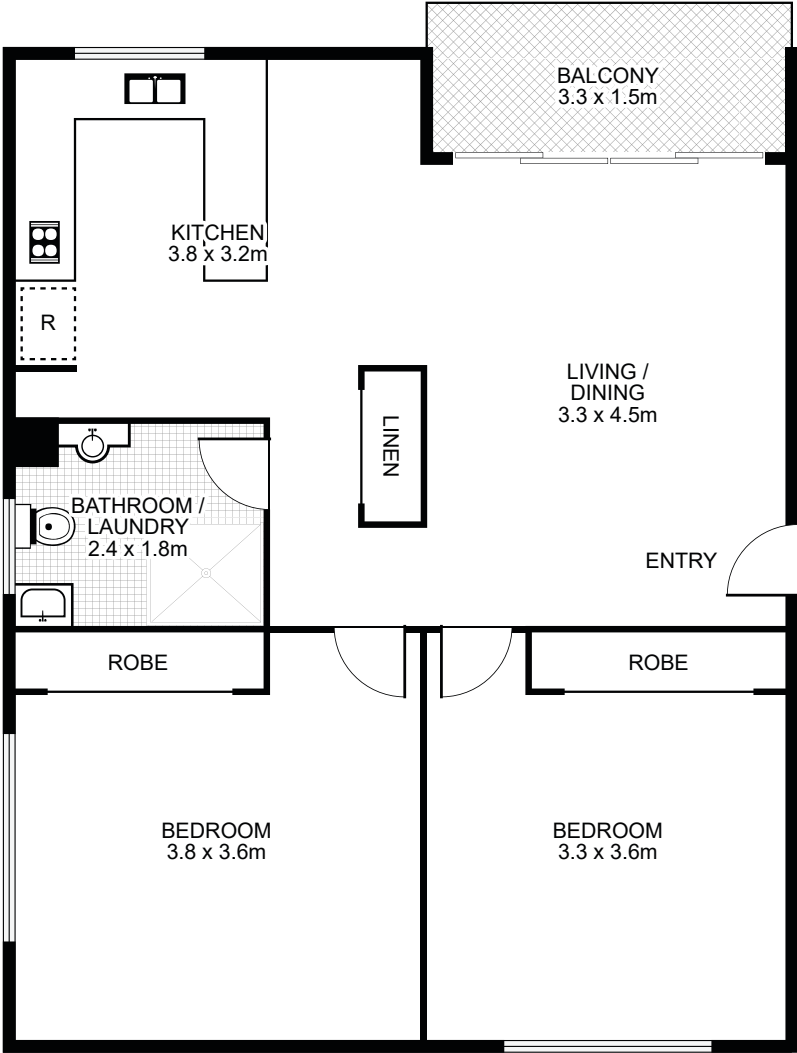
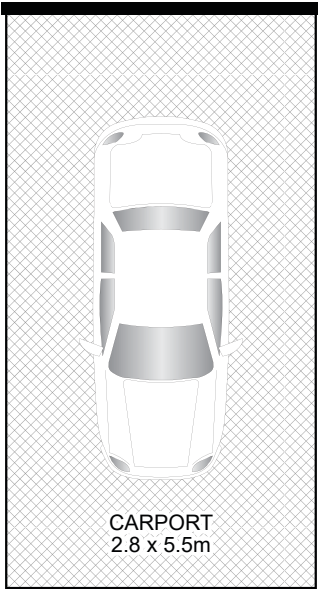
SUNDRENCHED 2 BEDROOM APARTMENT IN KINGSFORD

Located moments from Sydney CBD, world-famous beaches and Royal Randwick Race Course nearby. University of New South Wales is literally opposite the apartment, Kingsford & Randwick shopping district in close proximity. Walking distance to NIDA, "The Spot", cinemas, parks, schools and access to all major roadways to Greater Sydney. and Kingsford Smith Airport.

- Generous open plan living area
- Two light-filled bedrooms with built-ins
- Well-appointed Kitchen with dishwasher and gas cook-top
- Sheltered balcony capturing a private and leafy outlook 1 undercover car space
- Modern bathroom and internal laundry



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Property Specifications:	Levies are approximately per quarter:	Strata Manager:
Total Size: 80m ² Internal: 65m ² (61m ² living, 4m ² balcony) Car space: 15m ²	Strata:\$773 Council:\$395 Water:\$157 "22 Kennedy Street, Kingsford" was registered in 2003	First Strata Pty Ltd Ph: 1300 301 175 SP: 71092 LOT : 6