

FOR SALE



302/19-21 Grosvenor St, Neutral Bay NSW 2089

 2 bed

 2 bath

 1 car

Spacious 2 bedroom unit in Lucca building

Perfectly positioned in the heart of cosmopolitan Neutral Bay's cafe precinct, this impressive 2 bedroom unit in the architectural 'Lucca' complex is ideally positioned amongst trendy cafes, restaurants and bars.

This designer apartment offers a low maintenance lifestyle, promising maximum comfort and convenience with an array of cafes, restaurants and wine bars just footsteps from the front door and only minutes to express City bus routes and transport hubs making this the perfect investment opportunity.

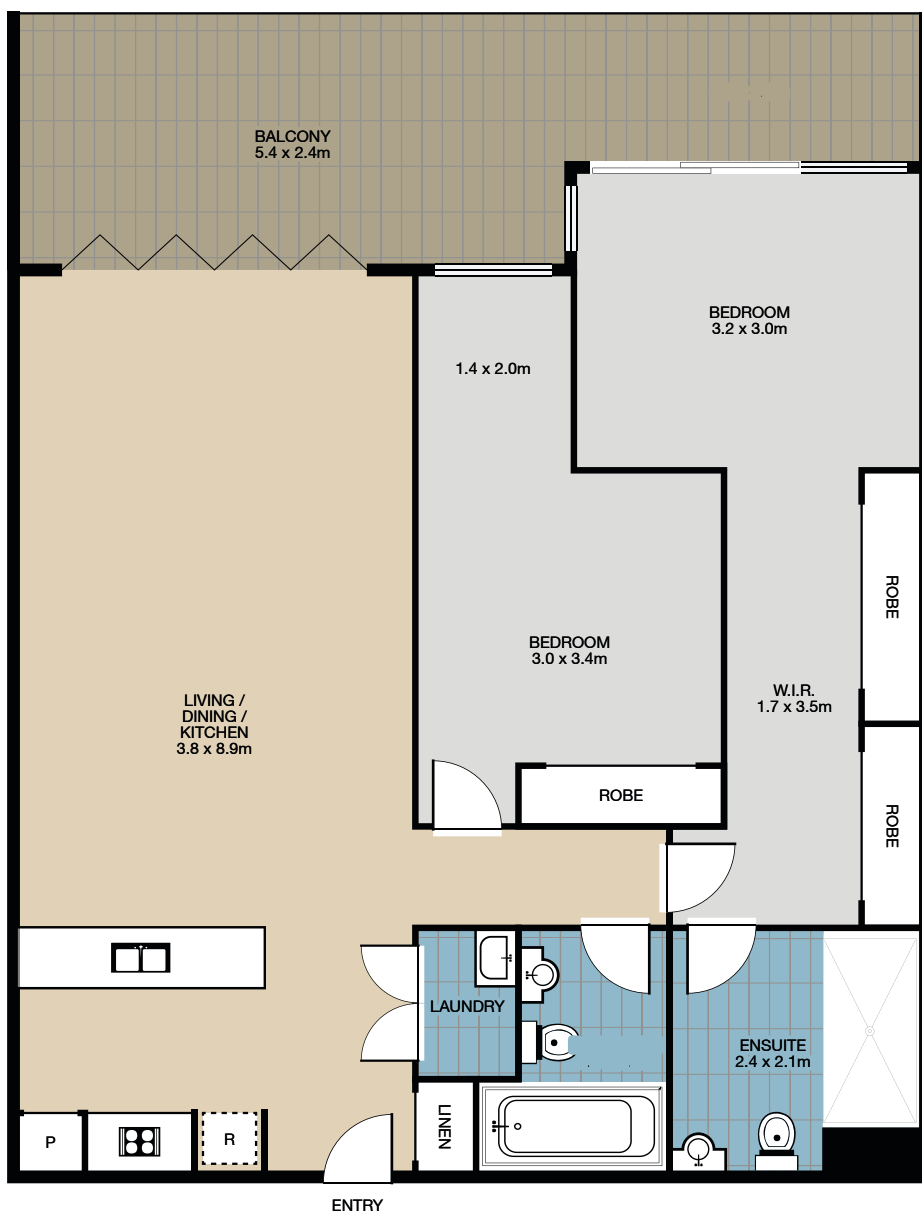
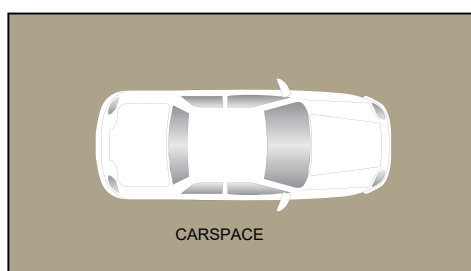
- Brand new carpet just been laid
- Freshly painted entire unit
- Security car space for 1 car and dedicated storage cage
- Spacious sun-drenched living areas leading to a large undercover balcony perfect for entertaining and summer barbeques.
- Modern open-plan gas kitchen with polyurethane cabinets and imported stone and stainless appliances.



Michael Kurosawa

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**Property Specifications:****Levies are approximately per quarter:****Strata Manager:**

Property size: Total :137m²
 Internal : 116m² (97m² + 19m²)
 Car space : 19m²
 Storage : 2m²

Strata:\$3,380
 Council:\$490
 Water:\$150

Wellman Strata
 Ph: 8065 6575
 SP: 82955
 LOT : 29 & 86

"Lucca complex was completed in 2009"