

8/24 Drummond Street, Belmore

## SOLD AT AUCTION BY FRANCOIS VASSILIADES

Refreshed Top Floor Apartment in Boutique Block in Premier Street!

Exceptionally located in one of Belmore's most sought-after pockets, this refreshed top floor apartment presents an exceptional opportunity for investors seeking strong rental appeal and long term growth, as well as homebuyers looking to secure a quality foothold in a thriving Belmore market. Well-presented and brimming with natural light, it features a great layout with a combined living/dining area flowing to a sizeable undercover balcony awash with sunshine. A streamlined kitchen is equipped with quality stainless-steel appliances, while the three bedrooms are appointed with built-in wardrobes and there is a bright and airy bathroom with a separate w/c. Additional features include an internal laundry plus a lock-up garage and a storage room. The location is simply unbeatable. Step outside and you're just a five minute stroll to village shops, cafés and eateries, Belmore Station, Belmore Sports Ground and Canterbury Leagues Club, while surrounded by quality local schools and close to Canterbury Hospital. With Sydney's CBD only 14 kilometres away, it offers the perfect balance between lifestyle and connectivity.

- Recently updated w/ fresh & airy interiors bathed in light

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### FOR SALE

SOLD BY FRANCOIS VASSILIADES ~  
0400 131 415

### AGENTS

Francois Vassiliades  
0400 131 415  
francois@ljhcampsie.com.au

Peter Kassas  
0404 003 320  
peter@ljhcampsie.com.au

### AGENCY

LJ Hooker Campsie  
(02) 9789 6088

All information contained therein is gathered from relevant third parties sources.  
We cannot guarantee or give any warranty about the information provided.  
Interested parties must rely solely on their own enquiries.

 **LJ Hooker**

- Spacious layout with combined living and dining areas
- Sizeable sun washed covered balcony with leafy outlooks
- Streamlined kitchen with quality stainless-steel appliances
- Well-scaled bedrooms appointed with built-in wardrobes
- Bright and airy bathroom w/ separate w/c, internal laundry
- Carpeted throughout living areas & bedrooms, high ceilings
- Easy access to lock-up garage plus adjoining storage room
- Excellent first home or smart investment in premier setting
- 5-min walk to shops, eateries, Canterbury Leagues Club
- Close to variety of quality schools, Belmore Sports Ground
- Walk to Belmore Station, close to Canterbury Hospital

Property Size: Total 128sqm / Internal 102 sqm approx.

Strata Levies: \$1,488.32 per quarter approx.

Council Rates: \$429.00 per quarter approx.

Water Rates: \$208.00 per quarter approx.

Details: Francois Vassiliades - 0400 131 415

Peter Kassas - 0404 003 320

- some photos may be virtually edited

## MORE DETAILS

Property ID	MKBF8V
Property Type	Apartment

### Francois Vassiliades 0400 131 415

Director/Licensee | francois@ljhcampsie.com.au

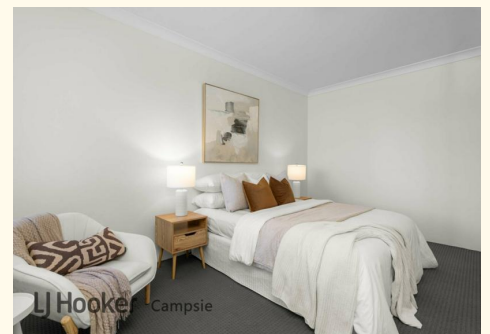
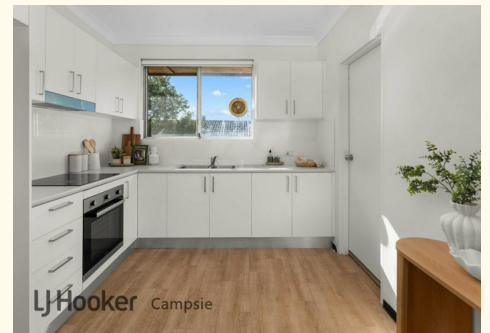
### Peter Kassas 0404 003 320

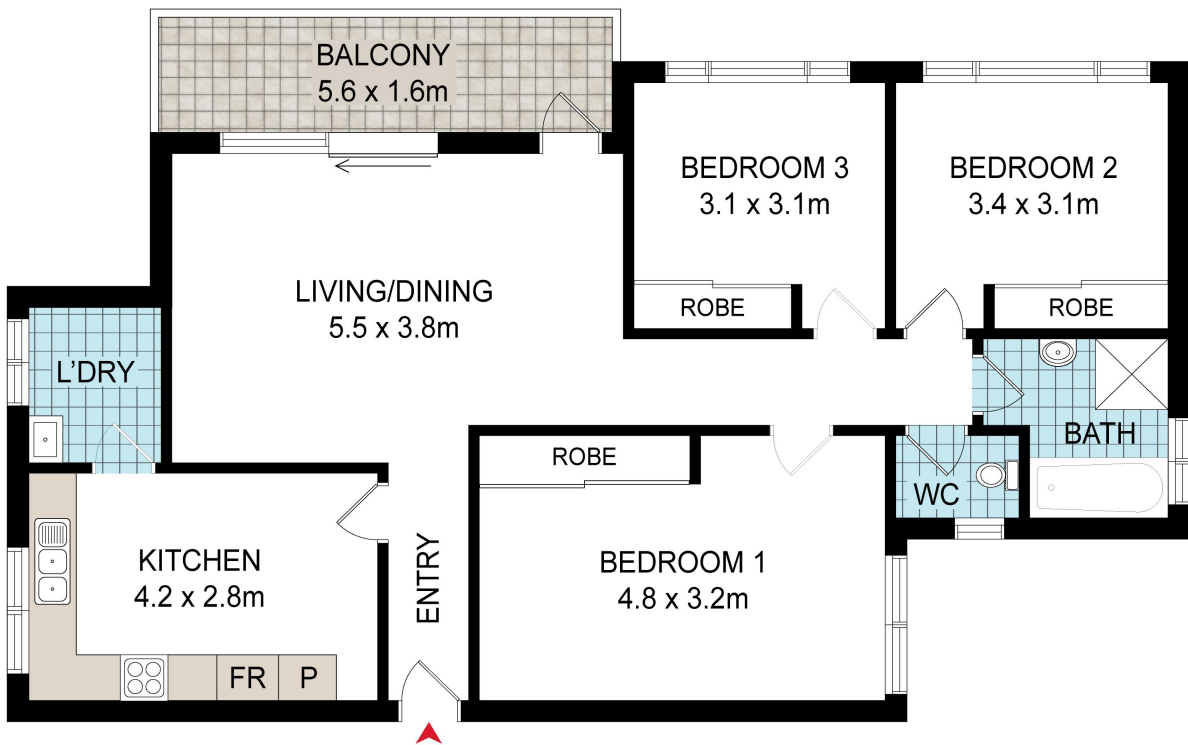
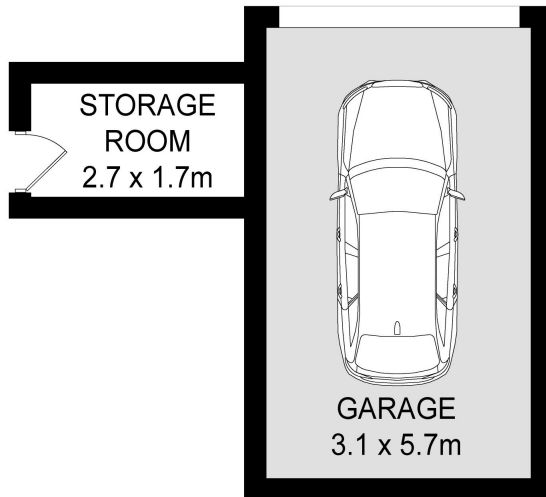
Sales Executive | peter@ljhcampsie.com.au

### LJ Hooker Campsie (02) 9789 6088

197 Beamish Street, CAMPSIE NSW 2194

campsie.ljhooker.com.au | info@ljhcampsie.com.au





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