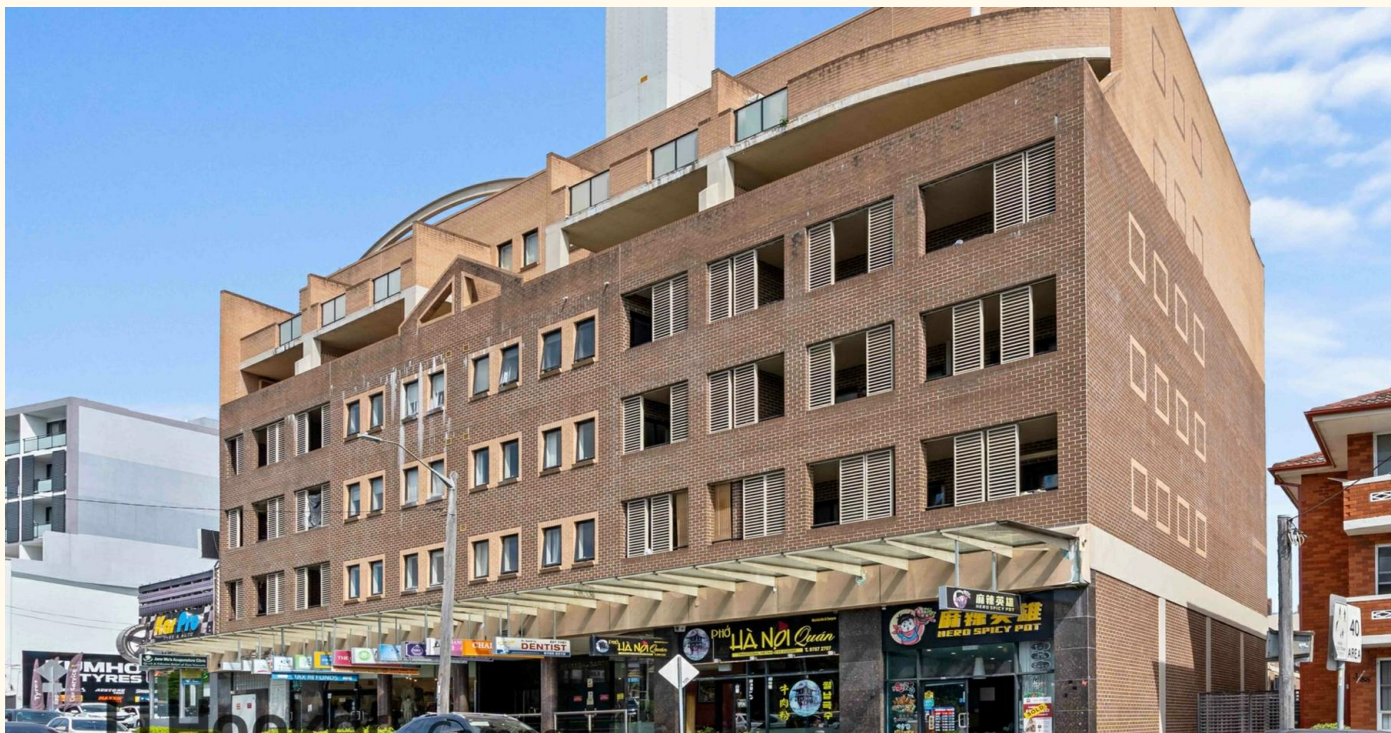




303A/96-98 Beamish Street, Campsie

UNDER OFFER - DEPOSIT TAKEN!

Refreshed Two Bedroom + Huge Study, Panoramic Views, all Amenities at your Door!

Set within a secure complex, this beautifully refreshed two-bedroom apartment is also equipped with a huge study that has multipurpose uses. It offers the ultimate blend of lifestyle, luxury, and convenience, facing northeast, the apartment is flooded with an abundance of natural light throughout the day, framed by breathtaking panoramic views stretching across local parklands, landscaped gardens and the iconic Sydney city skyline.

Step inside to reveal beautifully appointed interiors, enhanced by high ceilings and brand-new, quality engineered timber floors. The spacious living and dining areas flow effortlessly through sliding glass doors to a large, undercover sunlit balcony-perfect for entertaining against a stunning backdrop.

Situated in the heart of Campsie, ultra-convenience is at your doorstep. You are just a one-minute stroll from vibrant shops, cafes, and restaurants, a short walk to local schools, and a mere two-minute walk to the train station, making this property a standout opportunity for homeowners and investors alike.

2 1 1

FOR SALE

Please Call

AGENTS

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

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

AGENCY

LJ Hooker Campsie
(02) 9789 6088

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We cannot guarantee or give any warranty about the information provided.
Interested parties must rely solely on their own enquiries.



Premium Property Features:

- **Aspect & Views:** Northeast orientation ensures all-day natural sunshine and panoramic views of the city skyline, parklands, and manicured gardens.
- **Living Space:** Wonderfully spacious, designated living and dining areas designed for seamless indoor-outdoor flow.
- **Outdoor Entertaining:** Deep, covered balcony overlooking the park and gardens over the road, showcasing spectacular city backdrops.
- **Gourmet Kitchen:** Modern gas kitchen featuring premium stone benchtops, a dishwasher, and ample preparation space.
- **Generous Bedrooms:** Two oversized bedrooms, equipped with built-in wardrobes.
- **Flexible Access:** Clever layout with one bedroom offering direct bathroom access, and another opening straight onto the balcony.
- **Huge separate study room** that can be utilised as a home office, extra living area, or rest area its very large in size
- **Stylish Bathrooms:** Fully tiled, modern main bathroom with a large shower recess, plus a second toilet located in the laundry.
- **Premium Finishes:** Brand-new, high-quality engineered timber floorboards and high ceilings throughout.
- **Internal Laundry:** Large, dedicated internal laundry room providing excellent additional storage space.
- **Parking & Security:** Secure basement car space within a well-maintained, modern security complex.
- **Unbeatable Location:** One-minute walk to local retail, supermarkets and dining hubs; short stroll to schools and parks.
- **Rapid Commute:** Two-minute walk to Campsie Station, offering seamless access to the newly upgraded Southwest Metro line.

Property Total Size: 90sqm approx.

Strata Levies: \$1,746.00 per quarter approx.

Council Rates: \$447.00 per quarter approx.

Water Rates: \$227.00 per quarter approx.

Details: Peter Kassas - 0404 003 320

Francois Vassiliades - 0400 131 415

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MORE DETAILS

Property ID MQUF8V
Property Type Apartment
Including Toilets (2)

Peter Kassas 0404 003 320

Sales Executive | peter@ljhcampsie.com.au

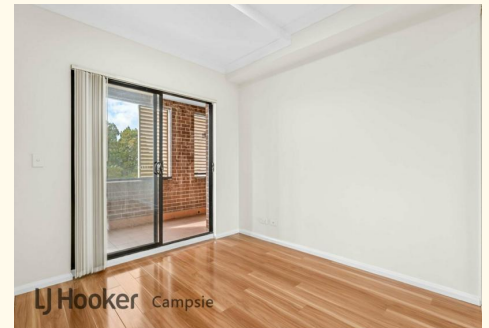
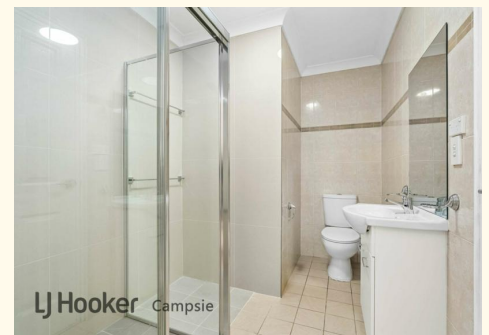
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Director/Licensee | francois@ljhcampsie.com.au

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197 Beamish Street, CAMPSIE NSW 2194

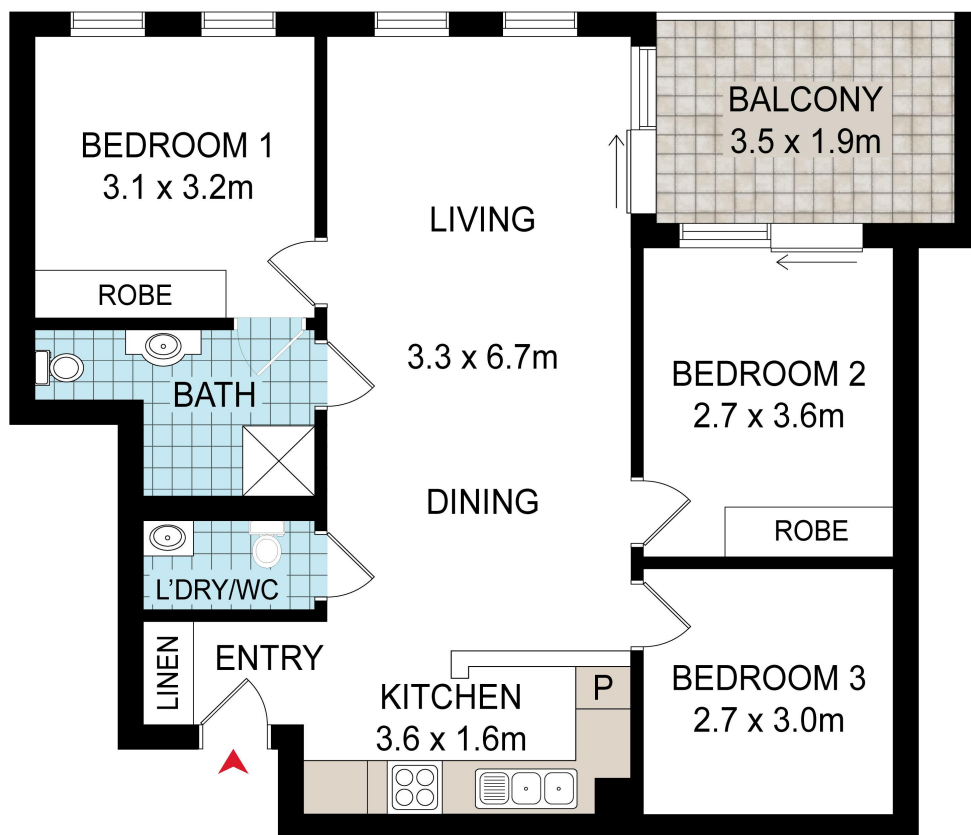
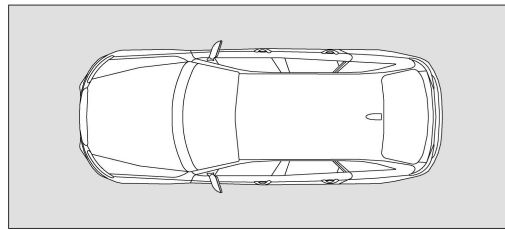
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SECURE CARSPACE
BASEMENT 2



303A/96-98 BEAMISH STREET,
CAMPSIE

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