

## Narrabeen, 3/169 Ocean Street

### North Facing Absolute Beachfront Apartment

This first floor home is positioned within the iconic "Seaspray" building - a true boutique building of just 8 apartments.

- Front row unbeatable beach and ocean views all the way from North Narrabeen to Long Reef Headlands
- Spacious North East facing lounge/dining room with numerous furniture placement options
- Newly polished floor boards and paint throughout
- The kitchen stone benchtops are complimented by high end Miele appliances and abundant cupboard space
- Both bedrooms are North facing with built-in wardrobes
- Spacious bathroom with a large window
- The balcony takes in the incredible panoramic views
- Potential to capitalise on this ultra rare opportunity
- There is a deep garage as well as a car space



**For Sale**  
SOLD \$1,905,000

**View**  
[ljhooker.com.au/22QSGRG](http://ljhooker.com.au/22QSGRG)

**Contact**  
**Geoff Amaral**  
0419 251 851  
[gamaral@ljhnarrabeen.com.au](mailto:gamaral@ljhnarrabeen.com.au)  
**Grant Matterson**  
0438 261 600  
[gmatterson@ljhnarrabeen.com.au](mailto:gmatterson@ljhnarrabeen.com.au)



**LJ Hooker Narrabeen**  
**(02) 9913 3300**

**Disclaimer:** 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.



- Security building with intercom access and a beachfront lawn area
- Bonus under building storage of approximately 2.5sqm
- Total Area = 106sqm + the car space + the storage
- Perfectly positioned near restaurants, cafe's, bus stop, Narrabeen Lagoon and Narrabeen's CBD.

Quarterly Outgoings (approximately)

- Council - \$424.70
- Water - \$169.72
- Strata - \$1,139.12

Disclaimer: All information contained herewith, including but not limited to the general property description, price and address, is provided to LJ Hooker Narrabeen by third parties. We have obtained this information from sources we believe to be reliable; however, we cannot guarantee its accuracy. The information contained herewith should not be relied upon, and you should make your own enquiries and seek advice in respect of this property or any property on this website.

## More About this Property

Property ID	22QSGRG
Property Type	Apartment
House Size	106 m2
Including	Balcony Dishwasher Floorboards Built-in-Robes

**Geoff Amaral 0419 251 851**

Principal - Licensed Real Estate Agent | [gamaral@ljhnarrabeen.com.au](mailto:gamaral@ljhnarrabeen.com.au)

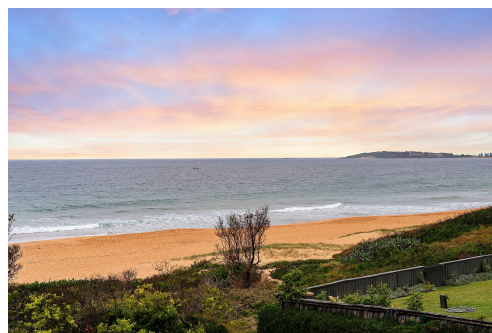
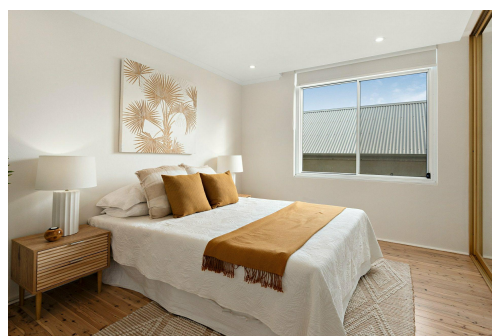
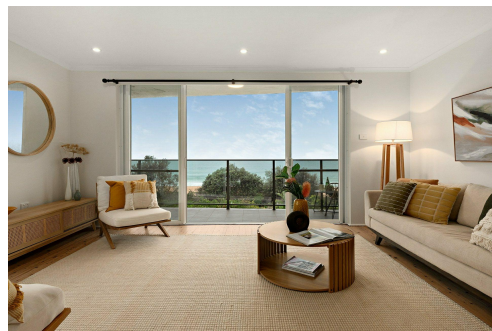
**Grant Matterson 0438 261 600**

Diploma of Real Estate, Licensed Real Estate Agent & Accredited Auctioneer | [gmatterson@ljhnarrabeen.com.au](mailto:gmatterson@ljhnarrabeen.com.au)

**LJ Hooker Narrabeen (02) 9913 3300**

1/1-7 Lagoon Street, NARRABEEN NSW 2101

[narrabeen.ljhooker.com.au](http://narrabeen.ljhooker.com.au) | [narrabeen@ljhnarrabeen.com.au](mailto:narrabeen@ljhnarrabeen.com.au)



**Disclaimer:** 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 Narrabeen**  
**(02) 9913 3300**