

**1/11 Nandowra St, Aberdeen, NSW, 2336**

**Apartment For Sale**

Thursday, 28 November 2024



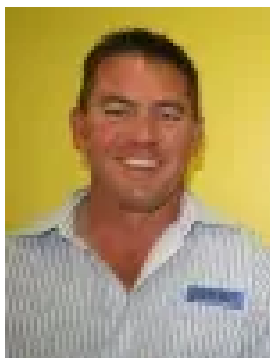
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**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 1**

**Type: Apartment**



Jay Shepherdson  
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## Great Investment Opportunity

This modern, spacious two-bedroom duplex is strata titled and situated in a peaceful cul-de-sac in Aberdeen. It is an ideal investment opportunity and is currently tenanted at \$400pw until March 2025. Constructed from brick and colorbond with a double brick wall shared with the neighboring unit. Strata is \$700 per quarter.

### Property Highlights

Generous 2.7m ceiling height

Tiled flooring on a concrete slab

Well-maintained front garden along with fenced side and rear yard

Open-plan kitchen, living, and dining area with split system A/C

Two spacious bedrooms featuring built-in wardrobes and ceiling fans

Bathroom equipped with vanity, bath and shower, Separate toilet with vanity

Internal laundry

Carport with direct access into the house, concrete drive for 2nd vehicle to park behind.

Book your inspection today!