

**15/22 Roma Avenue, Kensington, NSW, 2033**



**Apartment For Sale**

Wednesday, 15 January 2025

15/22 Roma Avenue, Kensington, NSW, 2033

**Bedrooms: 2**

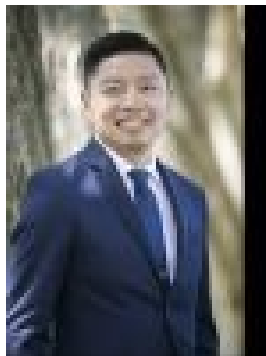
**Bathrooms: 1**

**Parkings: 1**

**Type: Apartment**



Theo Felekos  
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Ferry Suwito  
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## Beautifully Presented Apartment in a Blue Chip Locale

Located in a secure strata block of only 6 apartments, this top floor two bedroom apartment is sure to impress. Having been recently modernised, this home would be a perfect first home or an astute investment property conveniently located only a short walk to Centennial Park, UNSW and public transport to the CBD.

### Features Include:

- 2 large bedrooms (main with built in wardrobes)
- Modern kitchen with stone benchtops & dishwasher
- Open plan lounge and dining
- Spacious sunlit balcony
- Upgraded bathroom with bathtub & quality fixtures and fittings
- Split system air conditioning
- Oversized lock up garage (19sqm approx.)
- Internal Laundry + storage
- Secure building with landscaped gardens
- Potential Rent \$900.00 per week
- Property size: 99sqm on title

### Outgoings:

- Strata Levies \$951 per quarter
- Council Rates \$456.50 per quarter
- Water Rates \$176.21 per quarter

Auction: 15th Feb 2025

Contact: Theo Felekos 0401 945 663  
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2 BED 1 BATH 1 CAR