

**35/17 Mansfield Ave, Caringbah, NSW, 2229**

**GIBSON**

**Apartment For Sale**

Wednesday, 20 November 2024

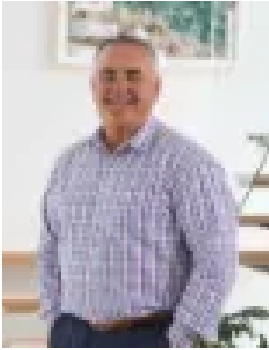
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**Bedrooms: 2**

**Bathrooms: 2**

**Parkings: 1**

**Type: Apartment**



Chris Walsh  
0295231333

## Expansive Proportions | City Glimpses

Privately positioned on the third floor of a security complex with lift access, this well-maintained two-bedroom apartment boasts expansive proportions and is centrally located within easy walking distance to Caringbah Shopping Village, public transport and restaurants.

Combining comfort with practicality, this home is an ideal choice for first-time buyers or investors seeking a relaxed, low-maintenance lifestyle.

- Huge open plan living and dining area flows to balcony with city glimpses
- Immaculate kitchen with ample cupboard space, neat main bathroom
- Good sized bedrooms with BIRs, main with ensuite and balcony access
- Interiors flow to large entertainer's balcony with glimpses of the city
- Internal laundry, lock-up garage, intercom access, split system AC
- Convenient to transport, shops, cafes, restaurants and schools

Size: 118sqm + 18sqm (approx)

Strata: \$1277 per quarter (approx)

Council: \$381 per quarter (approx)

Water: \$174 per quarter (approx)