

# Russell Lea

## 5/31 Bay Road



## Spacious 2 Bedroom Unit

Private, quiet and set in a security block of 20, this first floor residence provides a desirably affordable opportunity to enter a highly prized bayside community. Well presented with understated finishes throughout, there is further scope to for modernisation to fully maximise the residence.

- Perfect as an investment or for the first time buyer
- Double bedrooms each with built-ins
- Neat kitchen with electric appliances
- Separate lounge and dining areas
- Modern bathroom, internal laundry
- Stroll to shops, cafes and village life
- Mins walk to CBD transport and Five Dock Bay



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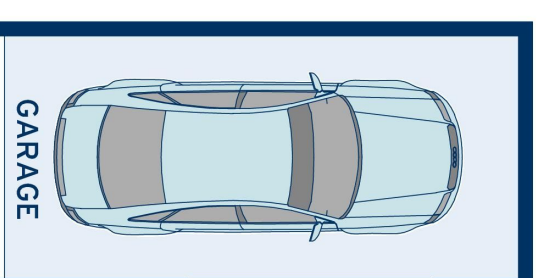
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Undisclosed

### ADDITIONAL DETAIL

Council Rates	\$265/qtr (approx)
Strata Fees	\$697/qtr (approx)
Water Rates	\$170/qtr (approx)
Type	Apartment
Sold Date	11/03/2021

**Mario Mazzeo**  
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APPROXIMATE AREAS	
Apartment	91sqm
Parking	14sqm
Total	105sqm
OUTGOINGS	
Council Rates	\$265 pq
Water Rates	\$170 pq
Strata Rates	\$697 pq

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DISCLAIMER: This information has been prepared as a guide only. The vendor and the real estate agent, Drummoyne Estate Agency Pty Ltd (trading as Cobden & Hayson Drummoyne), make no warranties as to its accuracy and all interested parties must rely on their own enquiries.

cobden & hayson