



609/18 Woodlands Avenue Breakfast Point, NSW



## Entry opportunity to prestigious Breakfast Point

Moments from the river foreshores and featuring tranquil water views, this one-bedroom plus study apartment occupies a well-advantaged high floor position in Breakfast Point's secure and luxurious 'Lighthouse Hill' building. It presents a rare entry point/investment with access to premium facilities and all the benefits that come with living in a resort-style village setting.

- Views over Yaralla Bay towards Sydney Olympic Park precinct, Accor Stadium
- Spacious air conditioned living and dining area extends to a covered balcony
- Integrated kitchen offers Miele appliances, gas cooking and generous storage
- Bedroom with built-ins and balcony access plus separate enclosed study room
- Contemporary bathroom, internal laundry and a basement security car space
- Country Club facilities including lap and lagoon pools, gyms and tennis courts
- Boulevard parklands at the door and short walk to village shops, cafe and IGA
- Approx. 15mins walk to Cabarita Ferry for a half-hour commute into the city

**Price:** SOLD - Contact Agent

**Council Rates:** \$332.00 p/q

**Water Rates:** \$173.29 p/q

**Strata Rates:** \$1,543.33 p/q



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Floor plan provided by Continuous Creative. Measurements in metres. Plan is indicative only and dimensions are approximates. All information contained here is gathered from sources which are believed to be accurate, and we accept no responsibility and disclaim all liability in respect to any errors, inaccuracies or misstatements in this document. Interested parties should rely on their own inquiries.

