



2/43-47 Robinson Street Monterey, NSW

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### Tranquil villa in prime location

Situated in a pristine villa community boasting minimal strata fees, this contemporary, well-appointed, and light filled three-bedroom villa represents an exceptional opportunity for those seeking a low-maintenance property ideally suited for young families, downsizers, or individuals desiring a convenient lifestyle. Positioned in close proximity to the dynamic beachside communities of Brighton, Monterey, and Ramsgate Beach, residents can enjoy access to scenic picnic areas, well-appointed parks, bustling shopping hubs, reputable childcare centres, esteemed primary schools, and efficient public transportation networks.

- Spacious floor plan featuring high ceilings, ducted A/C, and no common walls, providing a comfortable living environment
- Modern kitchen with Westinghouse appliances and ample cupboard space
- Open dining and living spaces showcasing engineered flooring and bay windows
- Three generously proportioned bedrooms, each featuring built-in wardrobes and ceiling fans
- Lock up garage with a built-in storage for added convenience

**Inspect:** Saturday, 9th November 2024 2:00 - 2:30  
Saturday, 16th November 2024 2:00 - 2:30

**Auction:** 30/11/2024 02:30 pm

**Price:** AUCTION | Ray Fadel  
**Council Rates:** \$444.00 p/q  
**Water Rates:** \$171.00 p/q  
**Strata Rates:** \$595.00 p/q



**Ray Fadel**

0413 177 739



**Nikola Tabakovic**

0431 107 410





The floor plan is not to scale, measurements are indicative and in metres. Exterior elements are not in position. Plans should not be relied on, interested parties should make and rely on their own enquiries. All other information provided has been collected from reliable sources but cannot be guaranteed for accuracy.

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Monterey



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