



**9/179 Adelaide Street Raymond Terrace, NSW**

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**Walking distance to town**

This well-presented unit will be perfect for first home buyers, downsizers, and investors. Immaculately maintained, in a friendly 12-unit complex, with a single garage, large courtyard and situated in a fantastic location, close to the Raymond Terrace CBD, Schools and public transport, making it a must-see opportunity.

**Key features include:**

- Two spacious bedrooms with built in robes, one with a ceiling fan.
- Modern kitchen with cooktop, rangehood, wall oven and stone benchtops.
- Open plan kitchen and lounge room that features air-conditioning.
- Linen cupboard.
- Shutters on windows.
- The bathroom features a shower, vanity, and toilet.
- Spacious laundry.

**Price:** \$425000

**Council Rates:** \$288.00 p/q

**Water Rates:** \$173.38 p/q

**Strata Rates:** \$479.20 p/q



**Liam Osborn**




0447 822 460

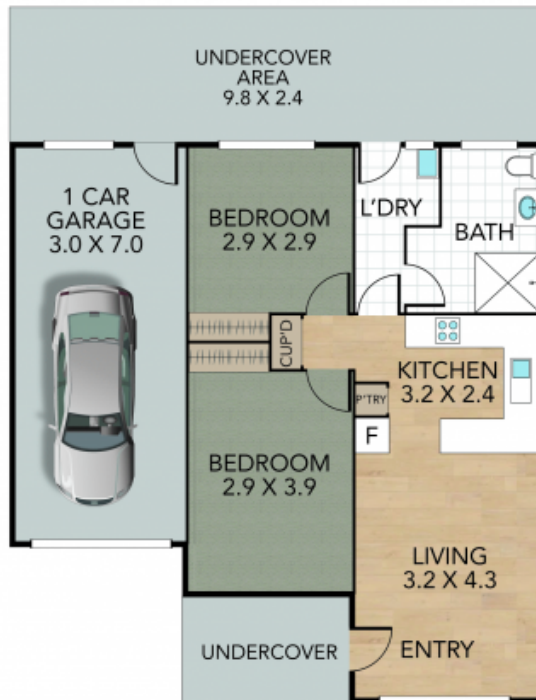
**Joel Osborn**

0432 566 245

# 9/179 Adelaide Street, Raymond Terrace

Internal 78 m<sup>2</sup> External 28 m<sup>2</sup> Total m<sup>2</sup>

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**NOTE:** Every precaution has been taken to verify the accuracy of the above details. However, prospective purchasers are advised to make their own enquiries.