



12/4 Ramsay Street, Collaroy

For Sale	Private Treaty
Stats	2 Beds 1 Bath 1 Car
Size on Title	90sqm
Ownership Status	Tenanted
Age of Property	1970's approx.
No. of Apartments	18
Apartment Level	3
Strata Manager	Lamb and Walters Strata
Rates Approx.	Council Rates: \$461pq approx. Water Rates: \$202pq approx.
Strata	Strata Levies: \$1,050pq approx.
Heating / Cooling	Ceiling fans throughout
Cooking Facility	Gas cooking
Pet Friendly	Strata approval required
Location	Convenient beachside setting, just moments to local cafés, shops, beach and buses
School Catchments	Narrabeen Lakes Public School Narrabeen Sports High School
Rental Appraisal	\$850 - \$900 per week approx.
Parking Situation	Single lock-up garage with mezzanine storage
Additional Features	East-facing aspect, open plan living and dining, stainless steel appliances, primary bedroom includes built-in wardrobes, internal laundry
Contact	Kelly Mulvihill kellymulvihill@mcgrath.com.au 0435 177 153 Nathan Ford nathanford@mcgrath.com.au 0404 696 133

*All information contained herein is gathered from sources we believe to be reliable. However we cannot guarantee it's accuracy and interested persons should rely on their own enquiries. All distances are approximate.

McGrath