



22, 304 Pitt Street, Sydney



### Highly Desired 'Princeton Apartment'

Set in the highly desired 'Princeton' Apartments, this superb, modern apartment offers sophisticated urban lifestyle in the heart of the CBD. An enviable lifestyle convenience, steps to Town Hall station, it enjoys access to a superb suite of resort style facilities.

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<b>Price</b>	SOLD
<b>Property Type</b>	Residential
<b>Property ID</b>	5

#### Agent Details

Samuel Wong - 0433 339 666

#### Office Details

Ultimo  
 450 Harris Street Ultimo NSW 2007  
 Australia  
 02 9518 9992



#### THE PROPERTY

- \* Expansive living space flowing to oversized glass enclosed sunroom and study
- \* Private and exclusive with 4 lots on each floor
- \* 102 sqm of living space filled with natural light
- \* Internal laundry, air-conditioning, direct lift access
- \* 2 beds 2 baths
- \* 14 sqm Security Lock up Garage on title
- \* 24 hour concierge, stone throw to World Square, Cinemas, Hype Park
- \* Pool, Spa, Sauna, Gym, Snooker Room, BBQ Entertaining Terrace and Meeting room
- \* Currently Tenanted with \$780 per week Rent

#### OUTGOINGS

Strata Levies: approximately \$1740 p.q.  
 Council Rates: approximately \$214 p.q.  
 Water Rates: approximately \$152 p.q.

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