



20/157-159 The Grand Parade Monterey, NSW 2 1 1

Beachside opportunity with space and scope

A prime bayside location within a stroll to the surf, sand and cafe scene will be a major drawcard for buyers looking for a potential-packed property with elevated views to the water. Set on the top floor of a well-managed brick complex, it features good proportions throughout with many original details and lots of future scope. Here is an opportunity where a creative update or renovation could add fantastic value and make a superb living space in a popular lifestyle setting directly opposite Lady Robinson Beach, and strolling distance to all the action at nearby Brighton-Le-Sands.

- An elevated aspect with Brighton Beach views from the balcony
- Two generous bedrooms plus a bathroom and shared laundry
- Large picture windows allow plenty of natural light throughout
- Basic original kitchen featuring excellent storage and workspace
- Set within a well-maintained brick complex with a garage on title
- Ideal first home or investment with scope to update and add value
- The bus stop is located within a few footsteps from the front door

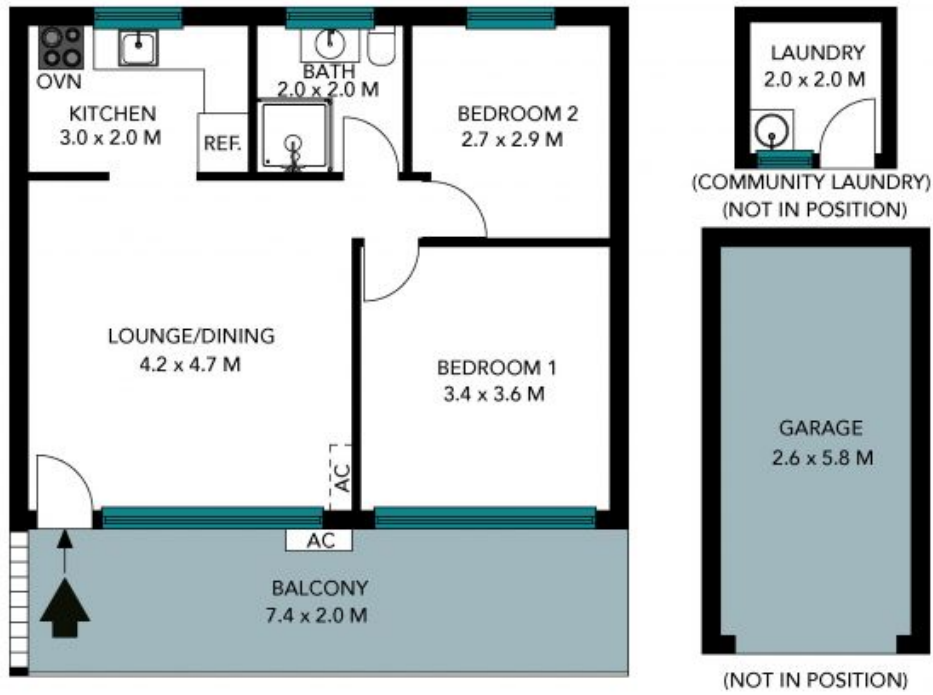
Price: SOLD \$600,000 | Jordan D'Amato
Council Rates: \$394.00 p/q
Water Rates: \$173.00 p/q
Strata Rates: \$676.00 p/q



Jordan D'Amato
0408 031 109



Ray Fadel
0413 177 739



20/157 The Grand Parade
Monterey



The floor plan is not to scale; measurements are indicative and in metres. All features included in this 3D plan are for inspiration purposes only. This is not an exact replica of the property or the position of exterior elements. Plans should not be relied on. Interested parties should make and rely on their own enquiries.