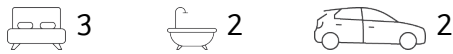




&Sold by Andrew Yong



72/83-93 Dalmeny Avenue, Rosebery

Sold Prior To Auction for \$1,200,000 (Apr 18, 2025)

Located in the highly desirable Kimberly Estate, and backing onto the prestigious Australian Golf Club, this generous full brick 3-bedroom, 2 bathrooms, 2-lock up garage apartment offers a relaxed and comfortable living experience. The spacious open plan living and dining area seamlessly flows out to a large balcony, offering a leafy outlook and an abundance of natural light.

Situated in the heart of Rosebery, you’re just moments from vibrant foodie destinations like The Cannery and The Grounds of Alexandria. Enjoy close proximity to cafes, shopping, and lifestyle amenities at Victoria Park’s East Village and Waterloo’s Danks Street. The apartment also offers easy access to public transport, with buses and Green Square train station just a short stroll away, providing a quick one-stop commute to the CBD.

Key Features:

- Three spacious, light-filled bedrooms with built-in wardrobes; the master bedroom features an ensuite and a walk-in wardrobe.
- Generous, wrap around balcony perfect for outdoor living and entertaining.
- Internal laundry with a dryer for convenience.

Property ID:	L25508554
Property Type:	Apartment
Building / Floor Area:	174
Garages:	2

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- Modern Kitchen equipped with high-quality appliances and with ample storage
- Security building with intercom access for peace of mind.
- Secure two-car tandem lock-up garage for added convenience.
- The complex boasts a range of outstanding facilities, including a pool, gym, sauna, squash courts, childcare facilities, and on-site management and security personnel.
- Double brick construction.
- Total area 174m² on title

Rates Schedule:

Strata Levies approx. \$2,574.00 per quarter

Council Rate approx. \$322.00 per quarter

Water Rate approx. \$176.00 per quarter

In conjunction with Ray White Kingsford Ferry Suwito 0433 885 937

Don't miss this opportunity to secure a spacious and well-appointed apartment in one of Rosebery's most desirable complexes.