



SOLD

BATHURST CBD APARTMENT BLOCK

SIX APARTMENTS / STUDIO / 8 CARPARKS / 1012m2 / 12 BEDS / 6 BATH

Have you ever wanted to own a whole block of apartments in booming regional NSW, Bathurst? Now is your chance.

First time on the market as an apartment block is 121a Keppel St Bathurst. Currently trading as "Accommodation in an Historic Warehouse", this amazing heritage building (former wool warehouse, circa 1875) has been converted into 3 floors of accommodation. The current configuration offers six(6) apartments and an arts studio / retail shop.

Purchasing the property in 1983, the vendors have converted this 1875 triple brick, former wool warehouse into a multi level accommodation complex. All the hard work has already been done. Fire compliance has been done with fire sprinkler system installed over all levels, fire extinguishers and smoke alarms, new external fire escape, new sunroom/balcony on level one, multiple reverse cycle A/C units, independent HWS across most apartments' fitouts, ceiling fans, lighting, new plumbing & electricals, new flooring, new roof on building, the list goes on.

LEVEL TWO - SKYLINE PENTHOUSE APARTMENT

Offering spectacular views over the Bathurst Region and CBD is the top floor residence. Maintain as a residence or add to the short-term accommodation portfolio. With pitched roof with 4 bedrooms & loft, large combined bathroom/laundry, new kitchen with Essa stone benchtops, Bosch dishwasher, Smeg stovetop and oven, plenty of cupboard space and bench tabletops, new flooring, wood fire place, gas heater, Brivis A/C and carpet plus cypress pine flooring. The penthouse has 3 exits, two internal staircases plus external fire escape.

Rental appraisal \$550 / week.
Overnight Appraisal \$500 / night

LEVEL ONE – THREE SELF CONTAINED APARTMENTS & RECEPTION

BASSETT BALCONY APARTMENT 2 BED / 1 BATH

Including main bedroom with Queen bed, second bedroom / lounge with single bed, kitchenette, bathroom with shower and toilet. This apartment has a lovely sunroom which brings natural light

0 BED | 0 BATH | 0 CAR

PRICE:
\$1,300,000

OPEN FOR INSPECTION:
N/A



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REVISION NO. DATE APPROVED DATE			DRAWN DATE		CHECKED DATE		PROJECT DATE		SHEET NO. DATE	
PROPOSED ALTERATIONS & ADDITIONS TO AN EXISTING RESIDENTIAL "THE WAREHOUSE" FOR CARES & GORDON NEIGHB			BIALOWAS & ASSOC. PTY REGISTERED ARCHITECTS ACN 003 766 274 22 BARNUM BATHURST NSW PO BOX 765 83 63 765 83 63		DESPARY BIALOWAS & ASSOC. PTY REGISTERED ARCHITECTS		ARCHITECT		PROJECT NO.	
1:100			1:100		1:100		1:100		1:100	

Disclaimer: Please note this floor plan is for marketing purposes and is to be used as a guide only. All dimensions are estimates only and may not be exact measurements.

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