

# 7/48-54 SMITH STREET WOLLONGONG



## FOR SALE

### EXPERIENCE COASTAL LIVING

Oliver Koltovski of LNK Realty presents to the market a fantastic located unit in the beautiful coastal city of Wollongong. This property boasts not only a prime location but also a spacious layout with two bedrooms, one bathroom, and one lock up garage. But that's not all, this property also comes with a tenant already in place making it the perfect investment opportunity.

As you step into this property you are greeted by the warm natural light streaming in through the large windows and french doors. The open concept living and dining area is perfect for entertaining guests or simply relaxing after a long day. The rich hardwood floorboards add a touch of elegance to the space making it feel like a true sanctuary.

Renovations have updated the look and feel of this double brick property. The two bedrooms feature large windows, these rooms offer the perfect escape from the hustle and bustle of city life.

But what truly sets this property apart is its outdoor features. The balcony is the perfect spot to enjoy your morning coffee and then heading out for a day of exploring all that Wollongong has to offer. From its stunning beaches located only a short walk away to the vibrant culture and its delicious dining options and endless recreational activities, this city truly has something for everyone.

Don't let this opportunity slip away. With its prime location and investment potential, this unit won't be on the market for long. Contact Oliver Koltovski to organise a private inspection.

2 BED | 1 BATH | 1 CAR

#### PRICE:

Expression of Interest

#### OPEN FOR INSPECTION:

N/A

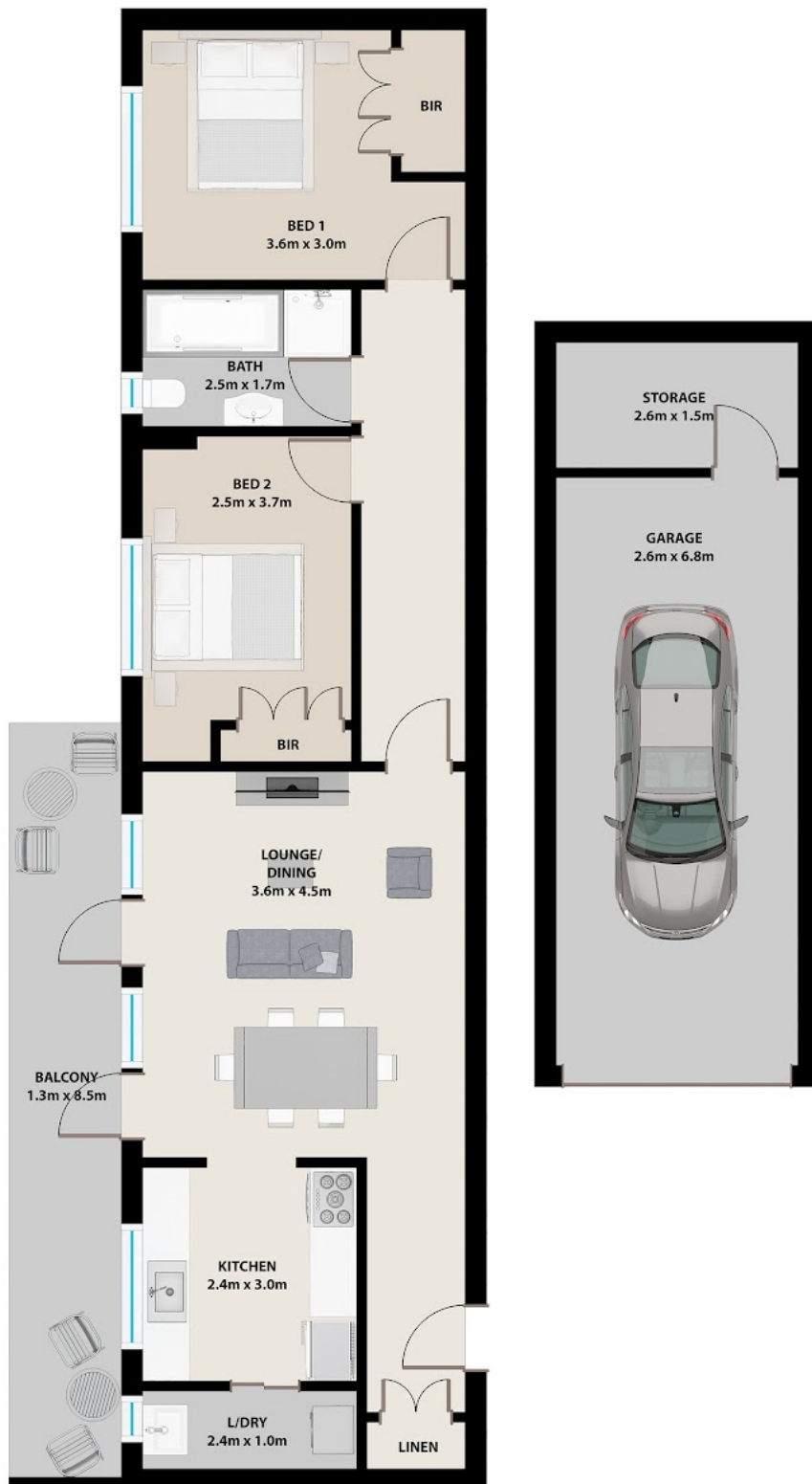


**Oliver Koltovski**

**0411417474**

[lnk@atrealty.com.au](mailto:lnk@atrealty.com.au)

[www.atrealty.com.au](http://www.atrealty.com.au)



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.

7/48-54 SMITH ST WOLLONGONG

Oliver Koltovski

0411417474

lnk@atrealty.com.au

[www.atrealty.com.au](http://www.atrealty.com.au)

GARAGE: 23.8m<sup>2</sup>  
TOTAL: 97.6m<sup>2</sup>