11/20-24 RICHMOND AVENUE, DEE WHY, NSW, 2099

MaxDwell
SMART PROPERTY AGENTS









FOR SALE

PRICE ADJUSTMENT - RENOVATED GROUND FLOOR APARTMENT, SHORT WALK TO DEE WHY BEACH

Perfectly positioned just 400 metres from the golden sands of Dee Why Beach, this spacious ground-floor apartment presents an exceptional opportunity to secure a property in one of the Northern Beaches' most desirable lifestyle locations.

Offering generous proportions, practical living spaces and a private outdoor entertaining terrace, the apartment combines the convenience of beachside living with a unique opportunity for buyers to negotiate their preferred purchase arrangement.

A Building Undergoing Significant Improvements

The apartment is situated within Richmond Court, a residential security complex currently undergoing a substantial building remediation program.

These works are designed to address identified building defects and improve the condition, functionality and longevity of the complex, including balcony repairs, waterproofing and associated building improvements.

The remediation program is underway, with completion currently anticipated in early 2027, subject to construction progress and any unforeseen delays.

For purchasers, this presents an opportunity to secure an apartment while the building improvements are being undertaken, rather than waiting until the project has been completed.

Two Purchase Options – Choose What Works for You

Recognising the financial commitments associated with the remediation program, the vendor is offering purchasers flexibility in how they structure their purchase.

OPTION 1 – PURCHASE AT A NEGOTIATED PRICE WITH THE BUYER RESPONSIBLE FOR AGREED LEVIES

2 BED | 2 BATH | 1 CAR

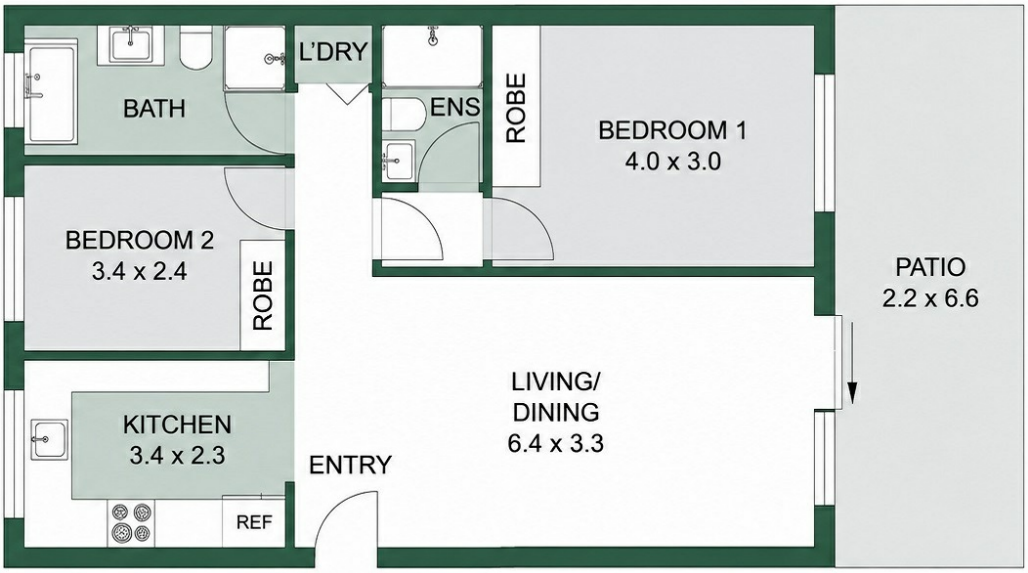
PRICE:
$1,150,000 - $1,200,000

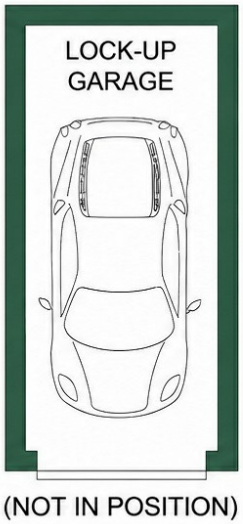
OPEN FOR INSPECTION:
N/A



Garry Braams
0425360002
property@maxdwell.com.au
maxdwell.com.au

MaxDwell
SMART PROPERTY AGENTS





(NOT IN POSITION)

11/20-24 RICHMOND AVENUE, DEE WHY

2 | 2 | 1

This floor plan is not to scale, measurements are indicative and in metres. Plans should not be relied on. Interested parties should make and rely on their own enquiries.

MaxDwell.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.

Garry Braams
0425360002
property@maxdwell.com.au
maxdwell.com.au

MaxDwell
SMART PROPERTY AGENTS