



**morton.**

**Kingswood** A301/48-56 Derby Street

 2  2  1

Just Listed! Conveniently located in the brand new Omega Apartment development completed late 2017, this as-new unfurnished two bedroom apartment is ideal for the busy professional, close to all the amenities required, including being across the road from the upgraded Nepean Hospital.


- Light-filled corner block position with huge 26sqm north-east facing wrap-around balcony.
- Carpeted throughout with open living and dining and reverse cycle air con.
- Entertainer's gas kitchen with ample storage and bench space, including a pantry.
- Master bedroom with ensuite, triple mirrored built-in robes and access to the balcony.
- Bathroom with shower and separate bathtub (which is hard to find in new apartments these days!).
- Secure basement parking, security entrance, storage cage.
- Pets OK on application.

**View**

As advertised or by appointment

**Agent**

**David Lipman**

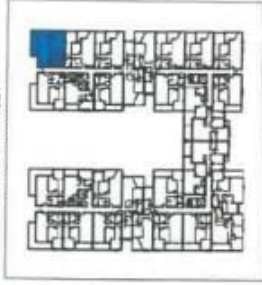
 0409 663 535

 david@morton.com.au

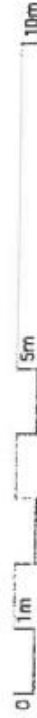
**morton.com.au**

# Unit A301

DERBY STREET



Internal = 80m<sup>2</sup>  
 Balcony = 26m<sup>2</sup>  
 Carpace = 1  
 Storage  
 -In Unit = 5m<sup>2</sup>  
 -In Basement = 4m<sup>2</sup>



*It's a Ruthic thing!*

Level 3 - Unit A301

48-56 Derby Street

Ruthic Developments do not guarantee, warrant or represent that the information contained in this advertisement and marketing document is correct. Any interested parties should make their own enquiries as to the accuracy of the information. We exclude all liability or implied terms, conditions and warranties arising from this document and any liability for loss or damage arising there from.