



Suite 20/2-14 Bayswater Road, POTTS POINT, NSW 2011

*****PRICE REDUCTION*** ATTENTION SUPERANNUATION BUYERS & INVESTORS. INVEST OR OCCUPY APPROXIMATE 9% GROSS RETURN**

Own a piece of Potts Point is iconic Minton House a beautifully restored Art Deco landmark designed by the acclaimed Marchese & Partners. This affordable 55sqm top-floor strata property is ideal for investors or business owners seeking an inspiring, private space in one of Sydney is most vibrant urban hubs.

Why work from home or share a coworking space when you can enjoy the freedom of your own oversized private space?

Key Features:

- Approximate 9% gross return
- Positioned on the top floor of a secure building
- High ceilings, copious windows affording an overabundance of natural light

TYPE: For Sale

INTERNET ID: 106P1972

SALE DETAILS

\$489,500

CONTACT DETAILS

Elders Double Bay
Suite 2/8 Manning Road
DOUBLE BAY, NSW
02 9362 1700

Ron Danieli
0402100809

- Video intercom security for peace of mind
- Independent air conditioning for total comfort
- Built in Kitchenette and storage
- Easy access via lift and stairs
- Shared access to a near-new kitchen
- Near-new male and female bathrooms

Minton House is more than just an address it is a lifestyle. Located on the prominent corner of Bayswater and Darlinghurst Road, opposite Kings Cross Station, this huge suite offers unmatched accessibility and convenience. Whether you're heading into the CBD, Bondi, or beyond, your commute is effortless.

Surrounding Amenities:

- Less than a 1-minute stroll to Kings Cross Station
- 12-minute walk to the CBD
- Bus stop at your doorstep
- Harris Farm Markets Potts Point
- Macleay Street is famed dining scene
- Potts Point Library
- Fitness First and other gyms
- A variety of entertainment venues
- Charming local cafes and boutique retailers

With everything you need at your doorstep, this space is perfect for professionals, creatives, and savvy investors alike.

Seize the opportunity to work smarter in a setting that reflects style, sophistication, and strategic location.

Please note that this property cannot be inhabited

Strata levies: \$2714.26 per qtr

Council rates: \$215.10 per qtr

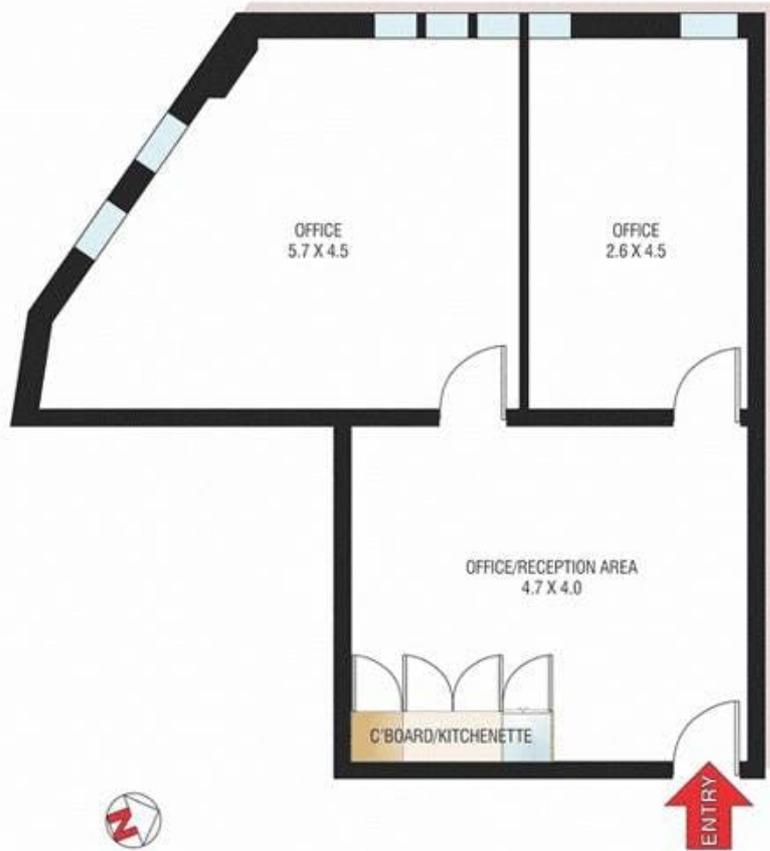
Water rates: \$24.89 per qtr

Size: 55sqm

Property Code: 1523

- Bedrooms: 1
- Bathrooms: 1





Suite 20 of 2-14 Bayswater Road
POTTS POINT