



**Level 6/6.04/1 Church Street Dubbo NSW**

2 2 1

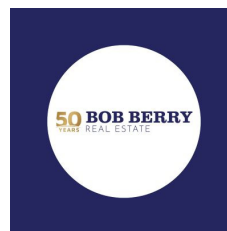
Perfect as an investment, first home or downsizing option apartment 6.04 is offered for sale to purchase in December 2024.

With a Northerly aspect this apartment offers the best of views from the elevated position looking over the CBD and the Macquarie River.

Key features:

- 93 sq m of living area plus 13 sq m balcony
- Two bedrooms with built-ins
- Two bathrooms
- Main with ensuite
- Open plan living
- Stone kitchen with island bench, pantry and electric

**Type** : Apartment  
**Price** : Contact Agent  
**Building Size** : 93 sqm  
**View** : <https://www.boberry.com.au/sale/nsw/dubbo-orana/dubbo/residential/apartment/7374564>



[For full version visit the website](https://www.boberry.com.au)

**One Church Street | Bob Berry Real Estate**  
**02 6882 6822**

# No. 1 Church St

DUBBO

6.04

2 BEDROOM + 2 BATH

INTERNAL 93m<sup>2</sup> | BALCONY 13m<sup>2</sup>

TOTAL 106m<sup>2</sup>



- |                    |                   |
|--------------------|-------------------|
| 01 ENTRY           | L LAUNDRY         |
| 02 LIVING          | S STORAGE         |
| 03 DINING          | P PAINTRY         |
| 04 KITCHEN         | ACS AIRCON SYSTEM |
| 05 MASTER BEDROOM  |                   |
| 06 MASTER B-D-LITE |                   |
| 07 BEDROOM 2       |                   |
| 08 BATHROOM        |                   |
| 09 BALCONY         |                   |

Please note that this floor plan was produced prior to construction. The information herein is believed to be correct but is not guaranteed. Changes may be made during construction and dimensions, areas, fittings and specifications are subject to change without notice in accordance with the provisions of the contract for sale. The fixtures and fittings depicted are not included with any sale and conditions must refer to the contract for sale for the list of inclusions. The position of fixtures and fittings should not be taken to be indicative of final positions of power points, TV connection points and the like. Researcher purchases must refer to their own enquiries. All graphics including the layout, balconies and the like are illustrative only. Buildables for services are not depicted. Floor plan is of an unspecified scale. All area sizes indicated are approximate only and are subject to final survey.