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PREMIUM REAL ESTATE LTD MREINZ LICENSED REAA 2008

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# THE SENTINEL

## TAKAPUNA | 1106/3 NORTHCROFT STREET

PROUDLY MARKETING BY:  
ALISON PARKER 021 983 533



# PREMIUM<sup>®</sup>

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# Scenic Sanctuary The Sentinel

A real scene stealer on the 11th floor of the fabulous Sentinel. Filled with light and beautiful ambience enjoying the sunsets and views from the Hauraki Gulf, tranquil Lake Pupuke, the Waitakeres and city scape and harbour, you will never be bored with this entertaining panorama. Two bedrooms, two bathrooms, north facing balcony overlooking the 25m pool, spa and podium. Enjoy the fabulous, easy lifestyle in this popular high rise resort. So secure, with friendly concierge to assist with your needs, world class amenities all right smack in the hub of Vibrant Takapuna and right by the beach. Everything you could wish for is at your fingertips. Cafes, restaurants, shopping mall, movies, Sunday markets, plus much more. Two secure car parks and a storage locker for the extras. Time to downsize now and walk in to your new lock and leave life, leaving you free to travel, work, play. Currently rented at \$890 per week. Price includes all furniture (different furniture to pictured).

[premium.co.nz/80097](https://premium.co.nz/80097)  
**PRICE | \$1,275,000**

- Title:

Unit 1106 and 1/117 share of Accessory Unit 1 and Accessory Unit 1106, S1106 Deposited Plan 396711. CT 385618
- Floor Area:

85 sqm (approx)
- Rates:

\$3,430.09 p.a
- Body Corporate:

\$12,042.00 p.a
- Interior:

2 bedrooms, 2 bathrooms, open-plan living
- Carparks:

2 secure carparks (plus a storage locker)
- Carparks:

Fixed floor coverings, light fittings, fridge/freezer, blinds, smoke detectors, wall oven, cooktop, rangehood, dishwasher, waste disposal unit, fridge/freezer, microwave, heated towel rails, extractor fans, heat pump, washing machine/dryer combo, TV
- Facilities:

Swimming pool, spa, sauna, gym, concierge, BBQ area.

