

**1/44 Birriga Road, Bellevue Hill, NSW 2023**



**Apartment For Sale**

Thursday, 11 January 2024

1/44 Birriga Road, Bellevue Hill, NSW 2023

**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 1**

**Type: Apartment**



Angus Gorrie  
0418282853



Samuel O'Reilly  
0401461146

### **Auction 3rd February**

Illuminated by a sun-soaked northern aspect, this alluring secluded garden apartment is placed within a classic Art Deco block of nine. Wrapped by an exquisite tree lined entertainers' terrace, the residence is a sanctuary of stylish living across 135sqm. Newly renovated, a luxurious transformation is complemented by elegant character details including French doors and polished timber floorboards. Offering a private entrance, the property is a stroll to Cooper Park and vibrant Bellevue Hill Village cafes, and moments to Bondi Junction and iconic Bondi Beach.- Luminous open plan living / dining flows seamlessly outdoors- Sun drenched wrap around paved terrace, alfresco entertaining- Exquisite stone topped gas kitchen showcasing farmhouse sink- Luxurious contemporary stone bathroom reveals walk-in shower- Tranquil retreat bedrooms present picture windows, built-ins- No common walls, security intercom building, air conditioning- Invaluable single car garage, additional car space in front- Stroll to Bondi Beach Village cafes, fine dining and wine bars- Six minutes' drive to Rose Bay Ferry Wharf and harbourfront