

# 100/635 Gardeners Road, Mascot, NSW 2020

## Apartment For Sale

Wednesday, 12 June 2024

BRITTON  
REAL ESTATE

100/635 Gardeners Road, Mascot, NSW 2020

Bedrooms: 2

Bathrooms: 2

Parkings: 2

Area: 172 m<sup>2</sup>

Type: Apartment



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## Forthcoming Auction Unless Sold Prior

This contemporary two-bedroom garden style apartment located at the 'Aero' complex moments from Mascot's main retail precinct is spread over two levels delivering space and privacy. Located in Building C set back in tranquillity with onsite resort style facilities, prime location and the convenience of great access through multiple transport mode further adds value making this your dream home. Dual entrance accessible via lift, the lower-level spacious master bedroom has a north facing terrace with an expansive courtyard. The second bedroom is located in the upper level also with its own secure entrance. Both bedrooms have built-in robes and Aircon. Modern finishes with timber flooring throughout and shadow ceiling lines create a welcoming living space with an easy flow into another alfresco style elevated north balcony for the all-weather entertaining. Kitchen is equipped with stainless steel appliances throughout, stone benchtop and double sink. This property is currently tenanted until mid-September 2024 providing a secure cash flow. Conveniently located within walking distance to Mascot train station and buses, your new home is only a short commute to Universities, beaches, major entertainment facilities, shopping, cafes and the CBD. Features include:

- North facing split-level spacious apartment with Approx. 172sqm on title
- Both bedrooms with built-ins, Aircon, access to own private terrace
- Open plan lounge and dining with covered entertaining balcony
- Full sized bathroom with tub, internal laundry, concealed storage
- Sleek kitchen with stone benchtop, gas cooktop, ample pantry
- High ceilings, air conditioning and chic contemporary décor
- Undercover security parking for two cars with an extra cage
- Easy access to rooftop terrace, indoor pool, sauna and gym
- Minutes to the airport, Mascot train station and buses
- Walk to supermarkets, cafes, restaurants, parks
- Secure building with on-site building manager

About the area:

- Linear Park at your doorstep and 200m to Mascot Oval
- 400m to Mascot Train Station, where it is 2 stops to Central Station
- 450m to Mascot Central Retail Precinct including Woolworths, Gym, Asian Grocer, variety of eateries, cafes & Dessert Bar
- 1km to Sydney Domestic & International Airport
- A variety of quality educational facilities are within easy reach including Mascot Public School 1.1km, St Therese Primary School 1.3km, Sydney Boys High School 4.9km, UNSW 5km, UTS 5.2km, Sydney University 5.2km.