

**103/71-91 Euston Rd, Alexandria, NSW 2015**



**Sold Apartment**

Monday, 14 August 2023

103/71-91 Euston Rd, Alexandria, NSW 2015

**Bedrooms: 1**

**Bathrooms: 1**

**Parkings: 1**

**Area: 74 m2**

**Type: Apartment**



Moira Verheijen  
0414343995



Nikkita Buongiorno  
0423604542

**\$770,000**

Quite unlike any other building in the area, Derive on Euston's striking sculptural form and distinctive facade create an exciting addition to the streetscape that brings a fresh vision of designer luxury to this dynamic city fringe location. Positioned on a pivotal corner block, Derive reflects the evolution of this rapidly gentrifying area with an innovative design by CDArchitects that reflects contemporary urban lifestyles and paves the way for the future. Set on the first floor with a northerly aspect, this new one-bedroom plus study apartment's timeless design sensibility and quality finishes make for comfortable and connected living with the convenience of level lift access to secure undercover parking. A particular highlight of the striking new building is a lush common rooftop garden with a barbecue terrace and panoramic views to the city skyline. - Beautifully designed block of 35 with a landscaped garden entry- Quiet setting to the rear with a bright aspect and private outlook- Streamlined interiors complemented by Oak and stone finishes - Double bedroom with built-in robes plus a dedicated study area- Caesarstone gas kitchen with integrated stainless steel appliances- Spacious open living and dining with engineered Oak floorboards- Covered NW facing balcony accessed from the living and bedroom - Sleek designer bathroom, frameless glass shower and LED lighting - Separate internal laundry, ducted air and shadowline ceilings - Common rooftop garden with bbq terrace and spectacular views- Secure undercover parking, 400m to the new Woolworths Metro - Walk to The Grounds of Alexandria, Bread & Circus and COOH- 5km to the CBD, excellent transport links to the city and beaches- Rates: Water \$185pq, Council \$289pq, Strata \$1361pq (All approx.)Contact Moira Verheijen 0414 343 995Nikkita Buongiorno 0423 604 542