

**14/101-103 Arthur Street, Strathfield, NSW 2135**

**Raine&Horne.**

## **Apartment For Sale**

Monday, 27 November 2023

14/101-103 Arthur Street, Strathfield, NSW 2135

**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 1**

**Type: Apartment**



Paul Pettenon  
0297363877



Ross Musso  
0297363877

## Auction | Price Guide \$480,000

Nestled within one of Sydney's rapidly growing neighbourhoods, discover this inviting two-bedroom apartment. Tucked away in a tranquil corner of the area, this unit offers an ideal opportunity for those seeking a peaceful and contemporary lifestyle in a highly sought-after location. This two-bedroom gem is conveniently situated just moments away from renowned local schools like Homebush West Public, Homebush Boys High School, and Strathfield Girls High School. It also boasts easy access to an array of public transportation options, including bus routes and Flemington Train Station. Additionally, you'll find yourself in close proximity to local shopping centres, beautiful parklands, and the vibrant Paddy's Markets. This property presents a fantastic opportunity for various buyer profiles, including small families, savvy investors drawn to its robust rental potential, and first-time homebuyers looking for a foothold in the market.

**Key Features:**

- Two spacious bedrooms, each equipped with built-in wardrobes
- Contemporary gas kitchen complete with a dishwasher
- Open-plan living and dining area with a generously sized balcony
- Stylish modern bathroom and an internal laundry facility
- Secure designated parking space and CCTV security for peace of mind
- Proximity to public transportation, schools, and shopping facilities

**Outgoings:** Strata: \$1209.85 pq (approx) Water: \$180.38 pq (approx) Council: \$400 pq (approx) Measurement Total: 87sqm Internal with balcony: 73sqm Carspace: 14sqm Agents: Paul Pettenon 0411 180 290 Ross Musso 0413 093 139 Daniel Maiese 0419 256 571