

# 14/45-47 The Boulevard, Strathfield, NSW 2135

## Sold Apartment

Sunday, 12 November 2023

14/45-47 The Boulevard, Strathfield, NSW 2135

Bedrooms: 2

Bathrooms: 2

Parkings: 1

Type: Apartment



Vivek Tailor  
0481168516



Lucas Garofano  
0431554182

**\$825,000**

Spacious Split-Level Apartment Set In A Prime Pocket Of Strathfield Showcasing townhouse like living and situated in a highly sought after Inner West setting, this sophisticated split level two-bedroom home is positioned within a prime, central complex offering a vastly convenient lifestyle you simply cannot refuse. Presenting an entertainers flow from the open living and dining space seamlessly through to an exceptional balcony, this well maintained apartment combines comfort and convenience perfect for an aspiring first home buyer, youthful family or astute investor. ESSENTIALS & INCLUSIONS:- Set on the top two floors of a centrally located and attractive double brick complex- Seamless open living and dining space complete with timber flooring and offering an effortless natural flow into an open air balcony for alfresco dining and entertaining- Bright complete kitchen with quality stainless steel appliances, natural gas cooking, ample storage and preparation space- Two spacious bedrooms with built in robes adjoining a desirable airy terrace, all nestled on the top and upper most floor of the complex- Well complemented with two top floor bathrooms, one bathroom complete with separate shower and bathtub as well as an ensuite bathroom- Quality Inclusions: Secure basement garage, split system air conditioning, internal laundry and lower floor powder room, and ample storage throughout LIFESTYLE & EDUCATION:- Central to Strathfield CBD and Burwood Westfield and a short stroll to both Strathfield local eateries and Burwood Chinatown- A stone throw away from public transport links and just 250m to Strathfield Train Station providing less than 30 minute end to end commute to either Sydney CBD or Paramatta CBD.- Local catchment for elite private and public schooling- An array of parklands, reserves and sports facilities including Queen Elizabeth Park, Burwood Park, and Concord Oval DISCLAIMER: While Richard Matthews Real Estate have taken all care in preparing this information and used their best endeavours to ensure that the information contained therein is true and accurate, but accept no responsibility and disclaim all liability in respect of any errors, inaccuracies or misstatements contained herein. Richard Matthews Real Estate urge prospective purchasers to make their own inquiries to verify the information contained herein.