

**1604/14 Hill Road, Wentworth Point, NSW 2127**



**Apartment For Sale**

Monday, 12 February 2024

1604/14 Hill Road, Wentworth Point, NSW 2127

**Bedrooms: 2**

**Bathrooms: 2**

**Parkings: 1**

**Type: Apartment**



John (Junjie) Zhu

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## Just Listed!!!

Discover unparalleled luxury in the heart of Wentworth Point with this magnificent two-bedroom apartment situated on the 16th floor. Nestled within one of Sydney's most sought-after waterside communities, this residence boasts breathtaking panoramic views of the Parramatta River and extensive leafy suburb views. Positioned in the vibrant heart of Wentworth Point, this beautiful property allows you to enjoy the very best the area has to offer. Marina Square Shopping Centre, Wentworth Point Public School, local shops, cafes, restaurants, bus stops, ferry wharf and Bennelong Bridge which provides a quick link to Rhodes are all within walking distance.

**Apartment Features:**

- The abundant North sunlight graciously bathes the living and dining spaces, casting a gentle radiance on the two private bedrooms.
- Desirable corner position with a range of aspects providing an abundance of natural light.
- Two spacious bedrooms, both with built-in wardrobes, master with deluxe ensuite.
- Exquisite designer kitchen adorned with Caesarstone benchtops, seamlessly integrated European appliances, and generous pantry space.
- Two sleek, modern bathrooms featuring stone vanities.
- Internal laundry with dryer.
- Ducted Aircon, NBN available Security video intercom system
- One secure car space plus one bonus storage cage
- Current rent is \$760 weekly with lease expiry day on 28/02/2024
- Total Size: 111 SQM, Living area: 94 SQM, Parking: 15 SQM, Storage: 2 SQM

**Outgoings:**

- Water: \$180.00 Quarterly approx.
- Strata: \$1,193.33 (Admin \$1,007.01 + Sink \$186.32) Quarterly approx.
- Council: \$316.20 Quarterly approx.

Homes of this calibre are rare to the market and present an excellent opportunity for the discerning buyer. Please feel free to contact us to make a time for inspection.

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