

**170/1-15 Fontenoy Road, Macquarie Park, NSW  
2113**



## **Apartment For Sale**

Wednesday, 12 June 2024

170/1-15 Fontenoy Road, Macquarie Park, NSW 2113

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Type: Apartment**



Lawrence Liang

## **Auction on 29th June@4:15pm(Unless Sold Prior)**

Situated in the popular complex of "Macquarie Gardens", this spacious 3 bedroom plus study security apartment boasts total area of 167 sqm, provides an open living and dining layout, connecting seamlessly to multifunctional sunroom/study, and double balconies with city views. This impeccable home is perfect for growing families or downsizers (with lift facilities), as well as investors looking for a well-maintained resort style complex with stable capital growth.- Combined lounge and dining open to balcony and sunroom / study room - Modern gourmet gas kitchen with quality appliances opening to dining area- Three generous sized bedrooms, all with built-in wardrobes and 2 with access to balcony.- Oversized master bedroom with ensuite.- Good sized sunroom which can function as home office.- Good sized bathrooms, one with bath and shower- Separate Internal laundry with dryer- Security lift access to main hall, club house and lock up tandem garages (No stairs required)- Other facilities in the complex include two tennis courts, indoor pool (heated to 28 degrees), Spa (heated to 38 degrees), Sauna and BBQ area, onsite caretaker and night time security guard- Within catchment area for good schools: North Ryde Public School, Epping Boys High School, Ryde Secondary College Within short walking distance to Macquarie Park Station, and Macquarie Shopping Centre as well as an abundance of amenities, such as Tuckwell Park, restaurants and cafés all on your doorstep. Other features:- 900 metre walk to Macquarie Park metro station- 1.2km to Macquarie shopping centre.- City and Chatswood buses at your doorstep- Walk to Eden Gardens, Tuckwell Park with kids' playground, basketball court Total size:167 sqm Internal size: 135 sqm