

**1B/164 Burwood Road, Concord, NSW 2137**

**Townhouse For Sale**

Thursday, 6 June 2024

**RICH&OLIVA**

1B/164 Burwood Road, Concord, NSW 2137

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Area: 238 m2**

**Type: Townhouse**



Hellio Dias  
0414653658



Marco Errichiello  
0414433318

## Auction

**Auction Location: On Site** Situated in the highly popular Pelican Quays you will discover why living here is so sought after. Within the complex, resort-style amenities are overlooked by your balcony, including a private tennis court, pools, a sauna, a gym, and manicured gardens. Positioned on the fringe of the foreshore with beautiful views and tranquil paths. This full brick townhouse offers three spacious bedrooms, a master with an en-suite, and a brand-new kitchen with a marble benchtop and high-quality appliances overlooking the spacious living area leading to a private courtyard. Featuring:

- Three bedrooms with built-in robes
- Master with en-suite and balcony
- Separate lounge and dining rooms
- Renovated kitchen with marble bench tops
- Large rear courtyard
- Two balconies in total
- Renovated bathroom and second W/C
- Internal laundry room
- Double lock up remote garage
- Strata levies: \$1,328.00 per quarter approx.
- Council rates \$332.00 per quarter approx.
- Water rates \$278.00 per quarter approx.
- Total size: 238 sqm approx.

This is luxury living at its best, a beautiful complex with both beach and bay areas and all set within walking distance to schools, transport options, cafes and restaurants all at your fingertips yet only 12 km from the CBD. Inspect: Saturday 3:00-3:30pm Auction: Saturday 29th June, 2024 @ 1.30pm