

**209/9 Mooltan Ave, Macquarie Park, NSW 2113**

**FIELD&URBANITE**

**Apartment For Sale**

Tuesday, 12 March 2024

209/9 Mooltan Ave, Macquarie Park, NSW 2113

**Bedrooms: 1**

**Bathrooms: 1**

**Type: Apartment**



Melody Le Tong  
0430751028

## Contact Agent

With a combination of the high-quality finished kitchen, floor-to-ceiling windows with timber flooring throughout, and a vast balcony allowing loads of natural light dual access to the bedroom and living room, this one-bedroom apartment presents you with a modern & luxurious living condition. Internal laundry with a dryer fulfils your daily washing needs. In addition, the spacious storage with 9 sqm could keep all your extra belongings. Macquarie Park Village is composed of 7 award-winning architecturally designed buildings. The heart of the Village, which lies a resort-style 25-meter pool, gymnasium & BBQ area and surrounds with shops, restaurants, internet café, and barbershop, leads you to a higher level of convenience. By locating at approx. 800 meters to Macquarie Uni, Metro station and Macquarie Shopping Center, this apartment can fulfil all your working & living needs, within 100 meters to the nearest bus station, and 10 minutes to Chatswood by metro, gives you fast access to the inner CBD of Sydney. Either the convenience or the potential investment prospect makes this apartment an excellent choice for all investors and first-home buyers!

Features:- One spacious bedroom with built-in robes, a modern bathroom, an open plan living and dining area plus a study area- Designer kitchen, gas cooking, SMEG European appliances- A huge Balcony and a 9sqm lock-up storage- Timber floor throughout- Ducted air conditioning- Security intercom with lift access

Approx. Outgoings: Strata - Approx. \$ 1031 per quarter Water - Approx. \$ 171 per quarter Council - Approx. \$332 per quarter

Contact Melody 0430 751 028 for a private inspection