

**21/1 Pymble Avenue, Pymble, NSW 2073**

**LJ Hooker**

**Sold Apartment**

Saturday, 12 August 2023

21/1 Pymble Avenue, Pymble, NSW 2073

**Bedrooms: 2**

**Bathrooms: 2**

**Parkings: 1**

**Type: Apartment**



Kenny Gong  
0294968000

**\$938,000**

Positioned within the boutique 'Upton' complex, this spacious Northerly facing home is the perfect fit for first-home buyers, downsizers and investors alike. Boasting an exquisite blend of minimalist aesthetics, every aspect of this home has been meticulously designed, focusing on even the smallest details to offer a truly luxurious living experience. Conveniently located only a stroll away from Pymble Station, Pymble Ladies College, and only minutes to the North Shore's finest schools, shopping centres and golf clubs. Basked in sunlight, with an exclusive north-east orientation, this home offers an expansive living and dining area. Effortlessly connected to the large, covered entertainer's balcony, complete with a gas bayonet, power outlets, and a tap, this space is perfect for hosting gatherings. The modern and chic kitchen is every chef's dream, featuring a freestanding stone island and breakfast bar, complemented by top-of-the-line Bosch appliances, including an oven, rangehood, microwave, and dishwasher. A generously proportioned study, adorned with elegant bi-folding doors, provides an ideal setting for remote work or study sessions. Each bedroom is a haven of light and space, offering mirrored built-in robes for added convenience. The master bedroom is further enhanced with its private ensuite and a dedicated study nook, adding a touch of luxury and comfort to everyday living. Gorgeous floorboards grace the living spaces, while the bedrooms are thoughtfully carpeted. This home truly embraces both style and functionality, creating an inviting haven for a delightful living experience.

**Property Features:-** Spacious, open plan living and dining area & modern kitchen with breakfast bar & island- Generously sized, covered entertainers balcony with gas bayonet, tap and power - Two large bedrooms with mirrored built-in robes, master bedroom own ensuite- Large study with bi-folding doors, perfect for those who work from home- Bathrooms adorned with floor-to-ceiling tiles and modern features - Internal laundry, ducted A/C, secure basement parking and storage cage- Gordon West Public School & Turramurra High School catchments

**Location Features:-** 160m (approx.) walk to Pymble Station- 190m (approx.) walk to Pymble shops & cafes- 300m (approx.) walk to Pymble Ladies College

**Outgoings:** Strata: \$ 1,427 p.q (approx.) Council: \$365 p.q (approx.) Water: \$158 p.q (approx.)

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