

**228/1 Herlina Crescent, Rouse Hill, NSW 2155**



**Apartment For Sale**

Monday, 3 June 2024

228/1 Herlina Crescent, Rouse Hill, NSW 2155

**Bedrooms: 2**

**Bathrooms: 2**

**Parkings: 1**

**Type: Apartment**



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## Contact Agent

Discover a tranquil retreat in this beautiful two bedroom apartment that provides the ultimate lifestyle resting within the ever popular 'Rouse Garden. Surrounded by greenery, it enjoys a flow through design and a big balcony that makes it bright and airy. Wonderfully located to enjoy the best of the area, it's an easy level stroll to popular local cafes and famous The Fiddler, bus and metro services, Rouse Hill Town Centre and the future Rouse Hill hospital. Well presented with high quality finishings, it promises a convenient lifestyle that offers:- Positioned in a whisper quiet cul-de-sac setting- Light filled, open plan living/dining, alfresco balcony- High ceiling with Ducted Air Conditioning and timber floor throughout the living area- Large stone topped gas kitchen with modern appliances- Great sized 2 bedrooms with built in wardrobes- Floor to ceiling tiled 2 bathrooms and modern designed vanity- Linen cabinet, internal laundry with dryer, intercom and NBN ready- Underground secured car space with separate storage- Rooftop garden with BBQ and walking tracks

Location highlights:- 1 minute walk to the new park under construction- 3 minutes walk to Rouse Hill Village with local shops, restaurants, post office and medical centre including Aldi, McDonald's and KFC- 5 minutes walk to The Fiddler- 700m to Rouse Hill Anglican College- 1.5km to Rouse Hill town centre, metro station and the future Rouse Hill Public Hospital- 1.1km to Rouse Hill Primary School

Council: \$1,044.00 Per Annual  
Strata: \$795.80 Per Quarter  
Water: \$1,224.00 Per Annual

Disclaimer: All information contained herein is gathered from sources we believe reliable. We have no reason to doubt its accuracy, however we cannot guarantee it. All interested parties should make and rely upon their own enquiries.