

# 3/22 New Beach Road, Darling Point, NSW 2027



## Apartment For Sale

Thursday, 14 March 2024

3/22 New Beach Road, Darling Point, NSW 2027

**Bedrooms: 1**

**Bathrooms: 1**

**Parkings: 1**

**Area: 54 m2**

**Type: Apartment**



Kevin Fine  
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Ian Campbell  
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## Auction

In a premier harbourside setting with Rushcutters Bay Park and yacht-filled bay across the road, this sunlit renovated apartment presents an idyllic lifestyle with cafes, marinas, the Cruising Yacht Club of Australia and extensive parklands at the doorstep. With easy access to an undercover car space at the building's entrance, the apartment has a prized NE aspect on the elevated entry level of Sheridan Court, a well-maintained security building with upgraded common areas and lift. Enjoy close-up views over the park and bay from a balcony off the living/dining area in light-filled interiors with entry hall, king-size bedroom, streamlined kitchen and modern bathroom with laundry facilities. Perfect for first home buyers and investors, the apartment delivers harbourside serenity in a blue-ribbon bayside address with 250m to city buses, 650m to Edgecliff train station and minutes' to Potts Point's celebrated restaurant scene. Features • Sheltered balcony with parkland & bay views • Living/dining area opens to balcony • Streamlined Caesarstone kitchen • Whirlpool gas cooktop, electric oven • King-size bedroom with mirrored b/ins • Bathroom with glass-framed shower • Laundry facilities in the bathroom • Optional common building laundry • Easy access to covered car space • Sunny NE aspect, light-filled interiors • High ceilings, wide grey floorboards • Entry level of well-maintained building with security entrance • Rushcutters Bay Park & harbour at door • 250m to buses, 650m to Edgecliff trains