

306/3 Fitzsimons Lane, Gordon, NSW 2072



Sold Apartment

Thursday, 15 February 2024

306/3 Fitzsimons Lane, Gordon, NSW 2072

Bedrooms: 1

Bathrooms: 1

Parkings: 1

Type: Apartment



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\$655,000

Nestled in the heart of Gordon, this charming 1-bedroom apartment presents a blend of comfort and convenience. The open plan living and dining area seamlessly extends to a spacious balcony, perfect for entertaining. The modern kitchen features elegant stone benchtops, top-of-the-line Smeg appliances, gas cooking facilities, and a double sink. The generously sized bedroom, adorned with ample windows, is fitted with built-in robes. A dedicated study area further enhances the functionality of the residence. The contemporary bathroom exudes spaciousness with its floor-to-ceiling tiled walls, while an internal laundry adds to the practicality of the space. Includes a secure parking space in the basement and an adjacent secure storage cage. Ideally situated just a short stroll from Gordon station, Gordon Centre, cafes, and everyday amenities. Additionally, it offers effortless access to Macquarie Centre and Macquarie University, approximately an 8-minute drive away. Positioned within highly sought-after school catchments, including Gordon West Public School and Killara High School, this residence offers an exceptional lifestyle opportunity. Outgoings: Strata: \$1,139 p.q. approx. Council: \$353 p.q. approx. Water: \$171 p.q. approx. Property Features:- Total floor size of 79sqm approx. (internal & balcony 63sqm approx.; car space & storage 16sqm approx.)- Open plan living, dining and kitchen leads to balcony- Large, covered balcony perfect for entertaining friends and family- Modern kitchen with Smeg appliances, gas cooking and double sink- Large & bright bedroom with big built-in wardrobes - Modern oversized bathroom with floor to ceiling tiles- Dedicated big study area, perfect for work/study from home- Internal laundry room, ample storage & air conditioning- Secure basement car parking and storage cage - Located close to Gordon rail, shops, cafes & conveniences. DISCLAIMER: All information contained herein is gathered from sources that we believe reliable. We have no reason to doubt its accuracy, however we cannot guarantee it. This information is not to be used in formalising any decision nor used by a third party without the expressed written permission of LJ Hooker Gordon.