

**406/56 Soldiers Parade, Edmondson Park, NSW 2174**



**Sold Apartment**

Wednesday, 21 February 2024

406/56 Soldiers Parade, Edmondson Park, NSW 2174

**Bedrooms: 1**

**Bathrooms: 1**

**Parkings: 1**

**Area: 61 m2**

**Type: Apartment**



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**\$575,000**

Rare opportunity to secure a spacious one bedroom apartment within the incredibly popular 'Ed.Square', proudly developed by Frasers Property and offering countless amenities at your doorstep. Ed.Square delivers residents a complete lifestyle opportunity with the quality of construction, planning and design that Frasers Property is now synonymous with. Features include:

- Open-plan combined lounge and dining
- Timber-look tiled flooring within living areas
- Well appointed gas kitchen with stone benchtop & s/steel appliances
- Master bedroom with BIW
- Designer bathroom
- Private balcony
- Internal laundry with dryer
- Stunning communal swimming pool

Bustling with energy and activity, day and night, there is always something new to discover at Ed's Town Square. Over 70 shops in the Town Square including Coles, a fresh food marketplace, EAT Street, Event Cinemas, iPlay and other essential services. Over 6 hectares of green open space including pocket parks, walkways and cycle paths keeping you connected to the surrounding regional parklands. 100% walkable neighbourhood, everything is within walking distance from your new home. Adjacent to Edmondson Park train station providing easy access to Liverpool, Sydney CBD and beyond. 8km from Liverpool CBD. The overall masterplan is a certified Green Star Community achieved a 6-Star rating. Ed's Town Centre has achieved a Green Star Design and As Built rating of 6 and 5 Stars. Strata levies approx \$1140 per quarter Council rates approx \$316 per quarter Water rates approx \$217 per quarter \*some images within the advertisement are virtually furnished.