

**408B/3-7 Lorne Avenue, Killara, NSW 2071**

STONE

**Apartment For Sale**

Thursday, 11 January 2024

408B/3-7 Lorne Avenue, Killara, NSW 2071

**Bedrooms: 2**

**Bathrooms: 2**

**Parkings: 2**

**Area: 110 m2**

**Type: Apartment**



Ryan Woo  
0290953500



Matt Payne  
0290953500

## **Auction: Saturday 10th February Onsite**

Sleek modernist appeal sets the tone for carefree living in this light-drenched north facing apartment. Outstanding comfort and exceptional convenience converge with the east side position an easy 230m to rail. Elevated in a highly sought after security complex the home boasts 110sqm (approx) on title with only one common wall and a cleverly designed layout that maximises useability. Windows wraparound to the north and east providing excellent light and ventilation. Perfect for any age group, including first home owners, downsizers, and investors. This stunning apartment won't last long. -?Modern built security complex with beautifully landscaped common gardens-?Highly desirable premier east side position with an easy 230m walk to rail-?Elevated setting with north and east aspect delivering exceptional natural light-?Open living and dining, high ceilings, engineered oak floorboards over slab-?Sliding glass doors push back for in/out flow to the north facing balcony-?Sleek stone kitchen, Smeg gas cooktop, oven, dishwasher, plus a double sink-?Layout matches two bedrooms to two bathrooms, ideal for share housing-?Two bedrooms with built-in robes, ensuite to sunny master bedroom-?Beautifully on-trend fully tiled bathrooms, vanity storage, laundry with dryer-?Secure parking two cars, lift, storage cage, air con, gaspoint, video intercom-?Stroll to playground, Regimental Park, local café, rail, and golf course-?Killara Public, Killara High School zones, near Lindfield and Gordon shops-?Council rates: \$363 pq Water rates: \$174pq Strata rates: \$1,715 pq