

414/9 Warayama Place, Rozelle, NSW 2039

Sold Apartment

Saturday, 3 February 2024

414/9 Warayama Place, Rozelle, NSW 2039

Bedrooms: 1

Bathrooms: 1

Parkings: 1

Type: Apartment



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\$800,000

This privately positioned studio apartment found within the highly sought after 'Balmain Shores' complex offers recently refurbished interiors that open to a sun-drenched north-east facing balcony with a leafy outlook over Bridgewater Park. Residents of the complex have access to a number of resort like amenities as well as being convenient access to the Bay Run, neighbourhood cafes & restaurants with express city transport only a short stroll from your doorstep. Ideal first home or investment opportunity with strong rental demand, with an estimated rental return of \$575-\$600 p/w. PROPERTY FEATURES:- Spacious open plan layout that opens onto a private sun-drenched balcony with water views and park outlook- Freshly painted interiors & brand-new plush carpet throughout- Gourmet kitchen featuring granite benchtops & appliances including gas cooktop, oven, rangehood & dishwasher- Generous well-defined bedroom area separated from the living by the kitchen, complete with mirrored built-in wardrobes- Stylishly appointed bathroom combined with internal laundry featuring wash tub & clothes dryer- Secure undercover car space with potential for storage- Security building with intercom, lift access and level access into building, and on-site building manager- Access to resort style amenities including heated indoor lap pool, outdoor plunge pool, spa, saunas & modern well-equipped gymnasium- A moments stroll to express public transport, the Bay Run, Bridgewater Park & the harbour foreshore along with Darling Streets array of cafes, restaurants, pubs, wine bars & boutique shops- Pet friendly complex CONTRACT & COMPLIMENTARY STRATA REPORT AVAILABLE ON REQUEST Balmain Realty "Real Estate Solutions for the Balmain Peninsula & Inner West" (Every precaution has been taken to establish accuracy of the above information but does not constitute any representation by the vendor or agent)