

**52/21 Sorrell Street, Parramatta, NSW 2150**



**Unit For Sale**

Thursday, 25 January 2024

52/21 Sorrell Street, Parramatta, NSW 2150

**Bedrooms: 2**

**Bathrooms: 2**

**Parkings: 1**

**Type: Unit**



RAY WEHBE  
0296306666

**\$650,000 - \$690,000**

Situated in one of Parramatta's most sought-after locations with easy access to all amenities. This contemporary 2 bedroom security apartment is perfectly located on the top floor of a modern security complex and has easy access to the vibrant riverbank with some of Parramatta's most sophisticated and exciting dining entertainment venues at the doorstep. Features include: • Modern kitchen with gas cooking, dishwasher, breakfast bar, and stone benchtop • 2 bedroom with built-ins to both rooms • 2 balconies • Ensuite in the main bedroom • Air conditioning in the living areas & both bedrooms • Internal laundry • Lift access • Video intercom and security complex • Single car space and storage cage • Opposite Coles Entrada, medical centre, cafes, specialty stores, and restaurants • A short walk to Westfield shopping centre, parks, CommBank Stadium, the upcoming light rail, and all that Parramatta CBD has to offer! • Potential Rental Return: \$650 per week • Strata Admin Fund: approx \$1,247 pq | Capital Works Fund: approx \$228 pq • Water Rates: approx \$180 pq • Council Rates: approx \$191 pq Contact Ray on 0433 840 844 for an inspection today! "All information contained herein is gathered from sources we deem to be reliable. However, we cannot guarantee its accuracy and interested persons should rely on their inquiries"