

601/1 Marshall Avenue, St Leonards, NSW 2065



Apartment For Sale

Thursday, 22 February 2024

601/1 Marshall Avenue, St Leonards, NSW 2065

Bedrooms: 2

Bathrooms: 2

Parkings: 1

Type: Apartment



Tom Jones

1300624400

Price Guide: \$1,250,000

Experience contemporary luxury and convenience at the prestigious "Embassy Tower". This residence boasts an exceptional location, providing panoramic views of the dynamic city skyline and charming surroundings. Built with meticulous care this home epitomises effortless living, perfectly positioned within strolling distance of local cafes, Crows Nest Village, and convenient rail and bus links to the CBD, Chatswood, Macquarie, and the North Shore. Don't miss the opportunity to elevate your lifestyle to one of unparalleled convenience and luxury at the "Embassy Tower". Features: - Expansive open-plan living and dining areas leading to a generous entertainer's balcony - Stylish stone-topped kitchen with gas cooktop and high-end Miele appliances - Luxurious master bedroom featuring built-in robes and an elegant ensuite - Spacious bedrooms with built-in robes and floor-to-ceiling windows, complemented by ducted air conditioning - Study nook adjacent to the living room, offering ample storage solutions - European-style laundry, chic bathrooms, and high shadow line ceilings - Tranquil street setting with intercom access, multiple lifts, and a communal BBQ area - Approximately 280 meters to St Leonards Station, buses, shops, and cafes for seamless connectivity - Moments away from the vibrant dining scene, cafes, and shopping options of Crows Nest Village - Just a two-minute stroll to Coles and other essential amenities - Close proximity to the Royal North Shore Hospital precinct and esteemed private schools on the North Shore - Currently tenanted for \$900 per week, lease expiry 24/10/2024 Living Space: 89 sqm Car Space & Storage: 22 sqm Total: 111 sqm Council: \$373 pq approx. Water: \$173 pq approx. Strata: \$1,794 pq approx.