

**69/172-176 Parramatta Road, Homebush, NSW
2140**



Apartment For Sale

Thursday, 13 June 2024

69/172-176 Parramatta Road, Homebush, NSW 2140

Bedrooms: 1

Bathrooms: 1

Parkings: 1

Type: Apartment



YuliangCasper Chen
0452115188

MUST SELL!! CONTACT AGENT!!!

Access via Loftus Lane Situated in a prime location within a sought-after complex, this property offers a low-maintenance, convenient lifestyle just steps from Homebush Station and a variety of dining options. Strathfield Plaza and Bicentennial Park are also only moments away. Generous Living Spaces: Spacious lounge and dining area with floating floorboards. Outdoor Enjoyment: Large covered balcony perfect for alfresco entertaining. Modern Kitchen: Stylish design with gas cooktop, stainless steel appliances, and ample storage. Comfortable Bedroom: Good-sized bedroom with built-in wardrobe and sleek carpet. Well-Appointed Facilities: Immaculate bathroom, separate laundry, and additional storeroom. Secure Parking: Security parking space, extra basement storage, and lift access. Prime Location: Short walk to Homebush train station, schools, shops, and restaurants. Take full advantage of the upcoming WestConnex project, the largest infrastructure initiative in NSW history. Enjoy just a 15-minute commute to the city and a 20-minute drive to the airport. Strata Fees: \$923.90 per quarter (approx.) Council Rates: \$328.00 per quarter (approx.) Water Rates: \$163.20 per quarter (approx.) Potential Rent: Estimated at \$600 per week Internal Area: 65 sqm Car Space + Storage: 16 sqm Total Area: 81 sqm