

**71/35-39 Balmoral Street, Waitara, NSW 2077**

STONE

**Sold Apartment**

Thursday, 11 April 2024

71/35-39 Balmoral Street, Waitara, NSW 2077

**Bedrooms: 1**

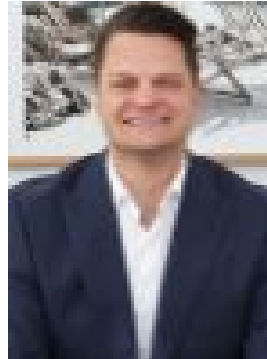
**Bathrooms: 1**

**Parkings: 1**

**Type: Apartment**



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## Contact agent

This wonderfully well maintained apartment boasts a seamless open plan living with fully fenced quiet and private courtyard in a highly sought after location in Waitara. Positioned with northeasterly aspect to a quiet street in a secure building, it offers comfortable contemporary care-free living with a short walk to Hornsby CBD, Waitara Train Station, cafes, Waitara PCYC, and Waitara Public School, Hornsby Hospital. It suits a busy professional, downsizer, small family, or investor alike.

Features:- Quiet street setting, attractive contemporary block - High-quality fittings and finishes throughout- Tiled and privacy screen fenced courtyard with lots of natural light - Open plan living and dining areas with easy flow to private courtyard- Built-in in Main Bedroom with its own access to courtyard- Gas kitchen with Smeg dishwasher & rangehood, electrical oven- Large stone benchtop island with casual meal space- Floor to ceiling tiled bathroom with walk-in shower - Wide hallway with space for a study nook or storage cupboards- Carpet throughout living and bedroom - Tiled bathroom, kitchen, laundry and entryway. - Roller blinds and flyscreens, down lights throughout - Split system air-conditioning in both living room and bedroom - Internal laundry with clothes dryer - Car space at basement in security building with intercom and lift- Total size 73sqm

Location:- 100m to Mark Taylor Oval and playground- 450m to Waitara public school- 500m to Waitara train station and local shops- 700m to Hornsby Hospital- 1km to Westfield Hornsby- 1km to Hornsby Girls High School, Barker College and Pre-school

Outings:- Strata Fee: \$649.20/pq- Council Rate: \$327/pq- Water Rate: \$144.48/pq

To truly appreciate what this property has to offer contact Geraldine Wang 0452 562 183 or Adam Noakes 0450 753 268 today!"We have obtained all information in this document from sources we believe to be reliable; however, we cannot guarantee its accuracy. Prospective purchasers are advised to carry out their own investigations.