

**75/8-18 Briens Road, Northmead, NSW 2152**



**Apartment For Sale**

Saturday, 20 January 2024

75/8-18 Briens Road, Northmead, NSW 2152

**Bedrooms: 2**

**Bathrooms: 2**

**Parkings: 1**

**Type: Apartment**



Leighton Avery  
0410613235

## For Sale | \$530,000 - \$570,000

Bright & airy with great cross-flow ventilation, this unique dual-level home has been designed with family flexibility in mind and is located within easy walking distance of local schools, shops including the brand new North Parramatta Woolworths, cafés and public transport. Living at this address offers swift access to the heart of the Parramatta CBD and the rapidly growing hospital district of Westmead. Property Highlights | - Two generous bedrooms of accommodation on the entry level | both bedrooms enjoy balcony access, built-in wardrobes and an ensuite to the main- Family bathroom with separate shower & bath- The well-proportioned living room offers plenty of flexibility for different furniture placements | this is offset by a second balcony that enjoys an easterly aspect with district views from its elevated position - Modern kitchen with stone benchtops and ample cupboard & bench space, - Security access - Brand new carpet- A large internal laundry- Secure basement parking with a storage cage- Visitor parking is available in the basement - A HUGE 119sqm on title Location Highlights | - 200m to the bus stop connecting you to the Parramatta CBD, Castle Hill, Hornsby & Rouse Hill- 250m to Kliens Road local shops- 250m to North Parramatta Woolworths- 400m to Northmead shopping centre- 800m to Northmead performing arts High School- 900m Northmead Primary School- 1.5km walk to Westmead Hospital- 2.5km to the Parramatta CBD Should you have any other questions regarding this unique offering, please contact your real estate experts, Leighton Avery, Lochlam McDermott or David Johnson Disclaimer: All information provided has been gathered from sources we deem to be reliable. However, we cannot guarantee its accuracy and any interested persons should rely upon their own enquiries. Some photos are location/lifestyle images – all measurements/distances/boundaries are approximate.