

8/323-325 Sydney Road, Balgowlah, NSW 2093

Cunninghams

Sold Apartment

Sunday, 13 August 2023

8/323-325 Sydney Road, Balgowlah, NSW 2093

Bedrooms: 1

Bathrooms: 1

Parkings: 1

Type: Apartment



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Contact agent

FIND. Modern, sophisticated and fresh, this one-bedroom apartment offers an over-sized floorplan and generous outdoor space. This quiet, protected home is situated in a super-central location close to absolutely everything you might need. LOVE. The living area is open plan and opens to a generous sized balcony which features lush green outlooks creating a sense of privacy and open space. - Modern apartment in an immaculate security building with lift access- Open living and dining area with tiled floors and easy flow to the balcony- Covered balcony presented a verdant, tree-filled outlook across the district- Bedroom with built-in wardrobes and access onto the balcony- Modern shower bathroom- Study nook, ducted air-conditioning - Concealed European-style laundry- Secure parking space in the basement, plus a lockable storage cageLIVE. Access everything you need from this supremely convenient location that puts Stockland Balgowlah shopping centre at the doorstep, as well as a number of local shops and eateries. It's a short walk to harbour beaches and reserves, with Fairlight Walk leading you to North Harbour Reserve and Forty Baskets in one direction, and Fairlight and Manly in the other direction. Bus services run regularly up and down Sydney Road, so it's a quick and easy trip to Manly or the city.RATES/SIZE:Water rates: Approx \$156.70 pqCouncil rates: Approx \$382.10 pqStrata rates: Approx \$577.13 pqSize: Approx 84 sqmABOUT THE AREALocal Transport:- Buses to city CBD, Chatswood, Westfield Warringah Mall and ManlyShopping/Dining:- Stockland Balgowlah shopping centre and Balgowlah village provide a choice of cafes, shops and restaurants.Schools:- Manly West Primary School- St. Cecilia's Catholic Primary- Northern Beaches Secondary College Balgowlah Boys Campus- Northern Beaches Secondary College Mackellar Girls Campus- St Paul's College ManlyWHAT THE OWNER LOVES:- There's such a wide range of cafes, shops, supermarkets and restaurants - This is the perfect location for quick and easy travel into the city or Manly.- The terrace is so spacious and protected, you can entertain throughout the year.Disclaimer: Whilst every effort has been made to ensure the accuracy and thoroughness of the information provided to you in our marketing material, we cannot guarantee the accuracy of the information provided by our Vendors, and as such, Cunninghams makes no statement, representation or warranty, and assumes no legal liability in relation to the accuracy of the information provided. Interested parties should conduct their own due diligence in relation to each property they are considering purchasing. All photographs, maps and images are representative only, for marketing purposes. Some images show virtual styling.