

# 8/400 Glenmore Road, Paddington, NSW 2021

PPD REALESTATE

## Apartment For Sale

Monday, 4 March 2024

8/400 Glenmore Road, Paddington, NSW 2021

Bedrooms: 2

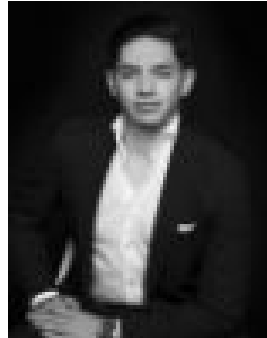
Bathrooms: 2

Parkings: 2

Type: Apartment



Sean Poche  
0283551136



Nate Chacon  
0283551143

### Auction 3 April

A tightly held residence in the Paddington Gardens complex opposite to Trumper Park, this unique garden apartment features its own private street entry giving it an inviting house-like feel. A sunny north-east facing courtyard framed by leafy parkland vistas creates a natural extension of the oversized living space with lush greenery all around underscoring a sense of peace and privacy. Offering over 280sqm approx of indoor/outdoor living space, the immaculately presented apartment's fabulous location between Five Ways cafe hub and Rushcutters Bay is just around the corner from Paddington's art gallery precinct and a short walk across the park to Edgecliff station. With the park as your playground and scenic bushwalks at the doorstep, this pet-friendly apartment features direct access to resort-style facilities including a heated outdoor pool set amid tropical gardens as well as a gym and sauna. Enjoy a lifestyle of carefree convenience with undercover access to secure double garaging and plentiful on-site visitor parking. -?A coveted setting opposite Trumper Park-?House-like feel, front and rear courtyards-?2 double bedrooms with built-in robes -?Large master bed with a walled courtyard -?Open plan layout with loads of living space-?Bright electric kitchen with a garden outlook-?Glass-fronted living with an in/outdoor flow-?Covered terrace and landscaped courtyard-?North-east aspect, perfect for entertaining-?Immaculate bathroom, bath and shower-?Internal laundry, ample storage, reverse air-?Outdoor pool with sundeck, sauna and gym-?Direct undercover access to secure double garaging-?Pet friendly complex with visitor parking-?Glenmore Road Public School catchment -?Walking distance to Sydney Grammar Preparatory School and Ascham School-?Short stroll to White City tennis courts -?500m to Five Ways cafes, delis and eateries-?700m to Edgecliff station and retail precinct-?Easy access to the city, 2.5km to the CBD