

**A002/17-23 Merriwa Street, Gordon, NSW 2072**

MARSHALL.CHAN.YAHL.

**Apartment For Sale**

Friday, 3 May 2024

A002/17-23 Merriwa Street, Gordon, NSW 2072

**Bedrooms: 1**

**Bathrooms: 2**

**Parkings: 1**

**Type: Apartment**

## Auction unless sold prior

Holding an exceptional setting that is peaceful, private and ultra-convenient, this ground floor courtyard apartment is an outstanding offering in Gordon's heart. The spacious, contemporary apartment delivers more than most with its deluxe stone kitchen, generous master with study area and two bathrooms. Superbly appointed throughout, it includes a security car space and storage cage making it the perfect home or investment. Step out to Gordon's many shops and dining options, the bus and station. • Easy level access, lift to the secure car space, storage cage • Fresh contemporary interiors, high ceilings and ducted a/c • L shaped spacious living and dining, sliders to the courtyard • Private courtyard ideal for entertaining fringed in greenery • Luxe stone and gas kitchen, Smeg appliances, dishwasher • Generous master retreat with built-in robes and a study nook • Two full bathrooms, one combines with the internal laundry

Location Benefits • 350m to the 195, 195/6, 196 and 197 bus services to St Ives Village and Showground, Mona Vale and Macquarie • 750m to the village shops and dining including Woolworths • 900m to Gordon station • 1.3km to Ravenswood • 1.6km to Gordon West Public School • 1.8km to Pymble Ladies College • Moments to Avondale Golf Club Pymble • Killara High School catchment