

**108/139 Parramatta Road, Homebush, NSW, 2140**



**Sold Apartment**

Thursday, 22 August 2024

108/139 Parramatta Road, Homebush, NSW, 2140

**Bedrooms: 2**

**Bathrooms: 2**

**Parkings: 1**

**Type: Apartment**



Simon So

0283226900

## **Substantial 156 SQM two-bedroom apartment with a study and wraparound courtyard**

Showcasing an extensive layout with house-sized dimensions, this private first-floor apartment shares only one common wall and is nestled at the back of the building, away from Parramatta Road. With a wraparound entertainers' courtyard encompassing a North/East aspect and two bedrooms, the streamlined interiors offer full-length windows, polished timbers and a leafy backdrop. The oversized courtyard ensures a perfect setting to entertain or unwind and is beautifully boarded with planter boxes. The complex is situated just 750m from Homebush Station and the Bakehouse Quarter.

- Positioned to embrace peace and privacy, located at the back of the complex
- Residents have access to a communal rooftop and garden with city skyline views
- First floor, corner apartment boasts a study nook and only one common wall
- Lovely and bright North / East aspect, fantastic sunlight and natural ventilation
- Timber floorboards are paired with leafy views to create a calming atmosphere
- Seamless flow to the wraparound courtyard, perfect for entertaining and dining
- Stone kitchen features a bar, stainless-steel gas appliances and down-lighting
- Two generous bedrooms fitted with built-in robes, both rooms open to courtyard
- Master ensuite, full main bathroom, internal laundry, car space and storage unit
- Homebush Public, Homebush Boys and Strathfield Girls school catchment area
- Walk to coffeehouses, dining and Strathfield Council Library/Innovation Hub
- Easy access to North Strathfield's Bakehouse Quarter & Flemington amenities

Aspect: North & East

Rental potential = \$800/wk

Strata = \$1,167 /qtr

Council = \$400 /qtr

Water= \$180 + usage /qtr