

**29/28 Gower St, Summer Hill, NSW, 2130**

**HARRIS TRIPP**

**Apartment For Sale**

Monday, 23 September 2024

29/28 Gower St, Summer Hill, NSW, 2130

**Bedrooms: 2**

**Bathrooms: 2**

**Parkings: 1**

**Type: Apartment**



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## Stunning Lifestyle Haven In Resort Inspired Coveted 'Carleton Estate'

Highly unique and a rare and prized offering, this stunning top floor apartment is part of the beautiful low-rise 'Carleton Estate' resort community and presents an unmatched lifestyle package. Taking a prime corner position and radiating with light, it showcases a spacious, intelligently designed layout that flows to a substantial balcony with district views. It's a comprehensive package with security parking and storage surrounded by 3 acres of gardens with a pool, sundeck, gym and veggie gardens. Live life well here, steps to the bus, Summer Hill Station, village shops and schools.

- Unique development, centred around a Victorian Italianate Mansion
- Secure gated community, elevated position, timber floors, high ceilings and a/c throughout
- Spacious open plan living and dining incorporates the well-appointed chef's stone gas kitchen
- Wall of sliders retracts to the generous entertainer's balcony with a delightful district outlook
- Two spacious bedrooms, private master with ensuite and balcony access, both with built-ins
- Modern bathrooms, main bathroom with a tub, laundry, secure basement car space with elevator access and storage cage
- Complex includes a large fully tiled pool, sundeck, gymnasium with a/c and park-like gardens
- 75m to bus services, 350m to Ashfield Park, 400m to Summer Hill Station, 450m to the village
- 900m to Ashfield Public School, 1.1km to Ashfield Boys High, 3.6km to Burwood Girls High

Property size: 127sqm approx. inclusive of parking and storage

Council rates: \$371 per quarter, approx.

Water rates: \$180 per quarter, approx.

Strata rates: \$2,285 per quarter, approx.