

**3/23 Harrison St, Cremorne, NSW, 2090**



**Apartment For Sale**

Friday, 9 August 2024

3/23 Harrison St, Cremorne, NSW, 2090

**Bedrooms: 2**

**Bathrooms: 2**

**Parkings: 1**

**Type: Apartment**



Chris Girling  
0404856976

## Sun and style 300m from the heart of Neutral Bay

Stepping out to a leafy north facing balcony, this two-bedroom security apartment graces the first floor of a boutique collection of just nine, located 300 metres from Neutral Bay cafes and supermarkets.

Grounded by sophisticated timber flooring, natural light streams inward at every opportunity. Enjoying a dual aspect, the living area is stylishly anchored by integrated low line joinery in the lounging zone. Perfect for entertaining and everyday comfort, dine outside on the balcony or inside next to the classically appointed kitchen complete with a Bosch dishwasher.

Putting its best foot forward, tasteful updates and immaculately maintained interiors combine to present a welcoming home. With no common walls, the easy living floor plan opens to three out of four aspects. Morning sun streams into both bedrooms, the master boasts two sets of built-in robes and connects to a fully tiled ensuite featuring head height and vanity storage options.

Promising an enviable lifestyle in an uber convenient tree-lined enclave, there is handy rear lane access to secure basement parking and visitor parking from Harrison Lane. Peaceful yet close to the action, vibrant eateries and express bus transport are perfectly positioned only 350 metres away upon Military Road.

- Warm and inviting interiors with a dual aspect
- Open layout stylishly united in timber floorboards
- Living area connecting to north facing balcony
- Low line timber joinery defining the lounge room
- Northern sun streaming into dining and kitchen
- Stainless steel wall oven and Bosch dishwasher
- Two sets of built-in robes in the master bedroom
- Marble vanity top and bath in the main bathroom
- Tiled ensuite with vanity and head height storage
- Separate laundry room with sink and clothes dryer
- Intercom system, boutique building of just nine
- Streamlined roller blinds, central linen cupboard
- Car parking and visitor parking via Harrison Lane
- 300m to Woolworths Neutral Bay and local cafes
- 350m to B-Line bus stop, restaurants and shops
- Central to both the CBD and Northern Beaches

\* All information contained herein is gathered from sources we consider to be reliable, however we cannot guarantee or give any warranty to the information provided. Looking for a home loan? Contact Loan Market's Matt Clayton, our preferred broker. He doesn't work for the banks, he works for you. Call him on 0414 877 333 or visit <https://broker.loanmarket.com.au/lower-north-shore/>

For more information or to arrange an inspection, please contact Ross Nesdale 0452 030 872 or Chris Girling 0404 856 976.