

# 403/581 Gardeners Rd, Mascot, NSW, 2020



## Apartment For Sale

Thursday, 29 August 2024

403/581 Gardeners Rd, Mascot, NSW, 2020

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Type: Apartment**



Kristian Nelson Marshall

## **Sleek urban retreat in idyllic lifestyle address**

Enjoy voluminous living and sleek modern style in 'Evolv', one of Mascot's most well-regarded architectural buildings that's within a stroll to train connections, shops and local eateries. Showcasing premium interiors by Weir Phillips, this designer apartment's well-planned single-level layout provides a superb low-maintenance living environment with fresh interiors, colossal proportions and a private balcony that captures an elevated district aspect, plus it sits in a fantastic location that has quick and easy access to the airport, the CBD and everything in between.

- Unique entrance via a private atrium or wintergarden at the front
- Large floor-to-ceiling windows capture light and district outlooks
- Wide entertainment balcony that flows easily off the living space
- An open plan living and dining space featuring sleek tiled flooring
- Practical layout suitable for downsizers, professionals or families
- Smartly appointed kitchen equipped with gas cooktop and dishwasher
- Three bedrooms include a main with walk-in, ensuite and balcony access
- Ducted air-conditioning, intercom entrance and internal laundry
- Enormous parking space for two cars plus storage and lift access
- Resident's roof entertainment terrace with sweeping panoramas
- Walk to Sonoma, Bourke St Bakery and a range of dining options

- Strata Rates: \$1,506.93 p/q (approx.)

- Council Rates: \$236.34 p/q (approx.)

- Water Rates: \$179.90 p/q (approx.)