

**703/52 Copeland St, Liverpool, NSW, 2170**

**Raine&Horne.**

**Apartment For Sale**

Monday, 5 August 2024

703/52 Copeland St, Liverpool, NSW, 2170

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Type: Apartment**



Vince Labbozetta

0433168613

## Spacious 3-Bedroom Boutique Apartment in Liverpool

Discover luxury living in this modern 3-bedroom apartment located on the 7th floor. With views overlooking Westfield and the city, this apartment offers everything you desire for a comfortable lifestyle.

### Key Features:

- \* Bedrooms: Three spacious bedrooms with built-in robes.
- \* Ensuite: Main bedroom features a private ensuite.
- \* Living Area: Open plan kitchen, dining, and family room leading to a large undercover balcony.
- \* Kitchen: Modern kitchen with gas cooktop, dishwasher, under-mount sink, glass splashback, and Caesarstone benchtop.
- \* Bathrooms: Main bathroom with floor-to-ceiling tiles and floating vanities.
- \* Finishes: Quality finishes throughout including polished floors and downlights.
- \* Security: Video link intercom, security building, and two car spaces with a secure storage cage.
- \* Comfort: Split system air-conditioning in the main room.
- \* Laundry: Includes a dryer.
- \* Outdoor Space: Outdoor area for kids to play and barbecue.
- \* Additional Features: Floating timber floors throughout and a second main bathroom.

### Outgoings:

Strata: \$1,852.62 p.q (approx.)

Council: \$315.06 p.q (approx.)

Water: \$177.53 p.q (approx.)

Floor area: 100m<sup>2</sup> (approx.)

Total area: 128m<sup>2</sup> (approx.)

Please note: Every care has been taken to verify the accuracy of the information contained in this document, but no warranty (either express or implied) is given by Raine & Horne or its agent, as to the accuracy of the contents. Purchasers should conduct their own investigations into all matters relating to the proposed purchase of the property.