

**G10/6 Courallie Avenue, Homebush West, NSW,
2140**



Apartment For Sale

Saturday, 5 October 2024

G10/6 Courallie Avenue, Homebush West, NSW, 2140

Bedrooms: 2

Bathrooms: 2

Parkings: 1

Type: Apartment

131 SQM: North-facing, Quiet Corner-position with a Large Private Courtyard

Strata \$1082pq

Water \$172pq

Council \$446pq

Rent Potential \$770pw

Built in 2015, this north-facing apartment offers a beautifully tiled, bright, and spacious 28 sqm living and dining area that opens to a semi-covered private courtyard, adorned with mature avocado trees and a bespoke mural. Perfect for entertaining, the large air-conditioned, open-plan kitchen enhances the space with quality gas cooking appliances, ample storage, 40mm Caesarstone benchtops, and a stylish tile splashback.

Both bedrooms are air-conditioned and have built-in wardrobes. The master bedroom also includes an ensuite for added privacy and convenience.

Quietly positioned on the corner of the ground floor, this apartment offers lift access directly from the secure basement, where you have your own car space and a 3 sqm storage cage.

The location is unbeatable, with Paddy's Markets just moments away for easy access to fresh produce. Within a 10-minute drive, you'll reach The Lidcombe Shopping Centre, Rhodes Shopping Centre, North Strathfield Bakehouse Quarter, and Strathfield Plaza for all your shopping needs. Olympic Park is just 5 minutes away, offering an array of activities, from sporting events and concerts to exhibitions and family-friendly events all year round.

Key Features:

- * North-facing, quiet, corner position
- * Large, private courtyard with mature avocado trees and bespoke mural
- * Spacious living and dining area with large format tiles
- * Air-conditioning in the living area and both bedrooms
- * Bedrooms with built-in wardrobes, master has an ensuite with window
- * Well-equipped open-plan kitchen with abundant bench space, storage, gas cooktop, range hood and oven
- * Secure car space with lift access
- * Convenient lock-up storage cage of 3 sqm
- * Eight visitor parking spaces
- * Remote access with intercom system
- * NBN connectivity (FTTB)
- * Conveniently located next to the Ampol Foodary
- * Just a 5-minute drive to an array of shopping options, including Costco, Bunnings, and Lidcombe Centre with its selection of stores, including Woolworths, Aldi, Kmart, and more
- * Another 5-minute drive brings you to Olympic Park, Sydney Aquatic Centre, Bicentennial Park, and numerous recreational opportunities.