

**G02/12 Grosvenor Street, Neutral Bay, NSW 2089**



**Sold Apartment**

Monday, 14 August 2023

G02/12 Grosvenor Street, Neutral Bay, NSW 2089

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Type: Apartment**



James Downing

0405716464

## Contact agent

Privately bordered by a landscaped wraparound garden courtyard, this elegant sunlit three-bedroom garden apartment graces the north-western corner of the striking Art Deco inspired development, 'Bala'. Conveniently set in the heart of cosmopolitan Neutral Bay, the award-winning 'Bala', completed in August 2022, is widely regarded as one of the Lower North Shore's Premier addresses and showcases an innovative blend of architectural innovation and ageless glamour. Designed to connect to the great outdoors at every opportunity, walls of stacker doors retract to step out to the courtyard from the open-plan living area and all three bedrooms. Floor-to-ceiling glass is dressed in luxurious sheer linen curtains on the inside and retractable electric blinds on the outside. Considered landscaping softens the outside with low-maintenance planting, modern paving, and practical synthetic turf. Presenting as new, the interiors have been tastefully customised to feature a bespoke bar station alongside the state-of-the-art kitchen. A social central island anchors the kitchen within the interconnecting layout with curved joinery and luxe Italian marble. Miele cooking appliances are seamlessly integrated within the cabinetry in addition to the integrated Fisher & Paykel French door refrigerator. Accommodation comprises of three double bedrooms, all with designer built-in robes and direct courtyard access. An aspirational dressing room in the master links the sleeping quarters with the five-star ensuite complete with a feature Caroma bathtub, frosted shower recess, and frosted toilet cubical. An exceptional offering in a premium boutique development, welcome guests into the hotel-inspired foyer with a passenger lift connecting the apartment to the double lock-up garaging and large storeroom. Firmly a part of the landscape in Neutral Bay Village, 'Bala' is set within a short walk to major supermarkets, cafes, celebrated restaurants, medical practices, sporting facilities and express bus transport. Travel into the city centre or the beaches in a matter of minutes by car or bus service.

- Sophisticated open-plan layout extending to the courtyard
- Floor to ceiling glass dressed in luxe sheer linen curtains
- Bespoke bar station integrated within the kitchen joinery
- Kitchen topped in striking Italian marble, social entertainer's island
- Integrated French door Fisher & Paykel fridge, double sink
- Miele 5 burner gas cooktop, oven, and integrated dishwasher
- All three bedrooms open out to the wraparound courtyard
- Dressing room lined in joinery opening off the master bedroom
- Ensuite with Caroma bath and frosted glass shower recess
- Reeded joinery profile in bathrooms topped in marble
- Striking detailing on the built-ins, electric external blinds
- Walk-in laundry with sink and great storage options
- Opens out to the communal garden and BBQ deck
- Lift access from the double lock-up garaging and large storeroom
- Ducted reverse cycle air-conditioning, video intercom
- Surrounded by the North Shore's best cafes and eateries
- 300m to Woolworths and Neutral Bay Bus Interchange
- Close to playgrounds, Middle Harbour Public School catchment
- 600m to Cammeray Golf Club and Cammeray Tennis Club
- Superbly central, travel into Wynard in around 10 minutes

\*All information contained herein is gathered from sources we consider to be reliable. However we cannot guarantee its accuracy and interested persons should rely on their own enquiries. For more information, please contact Alex Hillston 0451 033 396 or James Downing 0405 716 464. 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 [loanmarket.com.au/lower-north-shore](http://loanmarket.com.au/lower-north-shore)