

544/64-72 River Road, ERMINGTON
FOR SALE



Near new, 135 sqm approx. with Panoramic city and district views!

High ceilings, abundant natural light and uninterrupted city views create plenty of wow factor in this stunning near-new apartment that is set in a premium recently built complex on the banks of the Parramatta River. It also features spacious open-plan living and quality finishes throughout, and is ideally set walking distance to bus stops, schools, a supermarket and Rydalmere ferry wharf for a pleasant commute to Sydney CBD.

Enter into the stunning light-filled living/dining room that features bright city skyline views through a stunning picture window.

The adjoining kitchen will delight the home chef, and a separate fully enclosed family/sunroom – also with stunning city and district views – is ideal for use as a home office.

You'll also love the light-filled master bedroom that is set off the living/dining area and features a walk-in robe and stunning modern ensuite, and the second bedroom – with built-in robe – joins the main bathroom at front.

- Light-filled living/dining area with floating floor and split-system air conditioning
- Enclosed family/sunroom with full-length bi-fold doors and Juliet balcony
- Designer kitchen features stone bench tops, gas cooktop and s/steel appliances
- Stunning contemporary bathroom with frameless glass shower and floor-to-ceiling tiles
- Carpeted master bedroom with walk-in robe, luxury ensuite and elevated outlook
- Good-sized second bedroom is also carpeted and features a built-in robe
- European-style internal laundry; linen cupboard; secure tandem parking for two cars

- TOTAL AREA: 135sqm (approx)

Rates (Approx)

- Water \$170 p/q
- Council \$364 p/q
- Strata \$885 p/q

Features

2 Open Spaces For Vehicles



Melly Yan

Principal - Melly Yan Property

M: 0400 686 899

E: melly.yan@smileelite.com

Land size

0.00 Sqm



Melly Yan

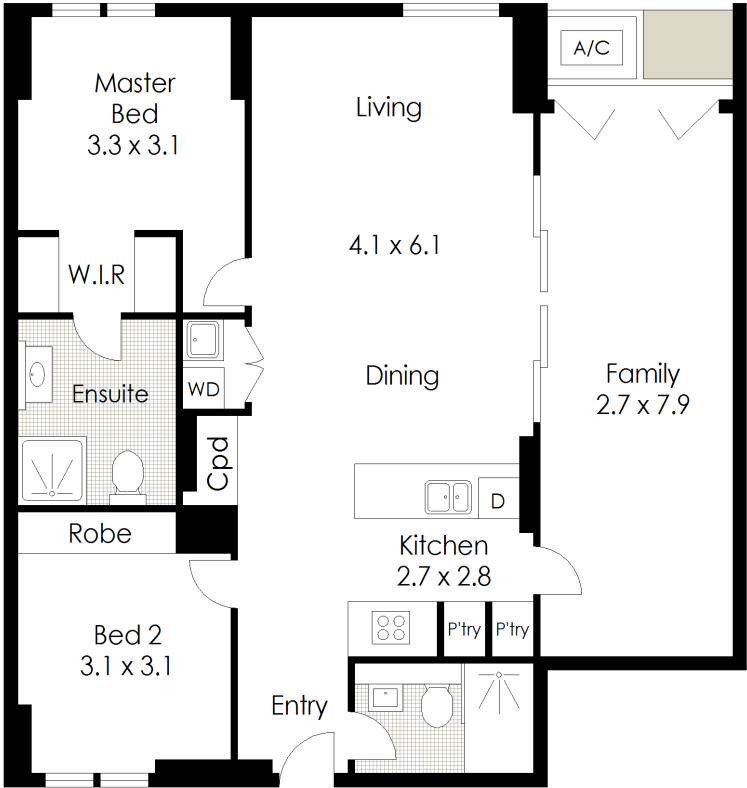
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Storage
2.3 x 1.0



Disclaimer: Sydney Floor Plans A.B.N. 80 952 665 571 mob. 0402073101
This plan serves only as a guide for marketing purposes. 05/18
Dimensions are approximate and should not be relied upon for specific detail.

*Internal Area Approx: 105 sqm

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Scale in metres. Dimensions are approximate. All information contained herein is gathered from sources we believe to be reliable, however we cannot guarantee its accuracy and interested persons should rely on their own enquiries.