



SOLD

BRIGHT AND OPEN ASPECT WITH POOL, TENNIS COURT AND CITY VIEW

Keep a watchful eye on all that is happening around you from this very centrally located apartment with views over the pool, and to the city, on one side and across the tennis court to the other side. With a level 4 position at the northern end of Tower 1, it is arguably one of the best spots to view the beautiful grounds and the facilities that the prestigious Rivers on the Park complex has to offer.

Well-proportioned and spacious, this apartment has an abundance of natural light with opening windows in all rooms to take advantage of the breezes that flow through providing economical ventilation. With ducted air conditioning and ceiling fans throughout, all options are covered to control the ambience no matter what the weather. Neutral tones, a defined entrance, an easy to furnish layout, good separation between bedrooms and a slightly larger kitchen than some similar apartments are some of the key features you will love.

This is a resort-standard lifestyle choice close to the heart of the city. Not just an apartment or investment, it is a great place to call home. Make the most of the surrounding facilities: cycle and walking tracks along the river, adjacent park lands, proximity to shopping and café precincts and all transport services – train, bus, and City Cat. With the Wesley Hospital next door, it would be perfect for hospital staff requiring quick and easy access to work at all hours of the day or night. All qualities that will ensure the ongoing desirability of the complex and the surrounding area for owner occupiers and investors alike.

Apartment Features -

- * 119 sqm - Internal 96 sqm plus 23 sqm of balcony
- * In excellent condition, bright and airy with neutral tones
- * Dishwasher, wall oven, gas cook top, stone benches and large pantry
- * Separate tiled entry leading to spacious living and dining area
- * King size main bedroom with ensuite
- * Two further bedrooms – one with balcony
- * Main bathroom incorporating laundry
- * Ducted air-conditioning plus ceiling fans in all rooms
- * Spacious balcony overlooking the pool with the city and river beyond
- * Secure building access to floor and parking area

3 BED | 2 BATH | 2 CAR

PRICE:
\$640,000

OPEN FOR INSPECTION:
N/A



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LEVELS 2 - 5

TYPE G1

UNIT NUMBERS 114, 122, 130, 138
(UNIT 146 ON LEVEL 5 SIMILAR)

AREA

LIVING	96	sq.m
TERRACE	23	sq.m
TOTAL	119	sq.m

INDICATIVE PLAN ONLY



Disclaimer: Please note this floor plan is for marketing purposes and is to be used as a guide only. All dimensions are estimates only and may not be exact measurements.