



FOR SALE

HIGH INVESTMENT RENTAL RETURN OR PERFECT CITY LIVING IN PRIME SYDNEY CBD LOCATION

This meticulously maintained, stylish apartment in the heart of Sydney CBD is now available at a newly reduced price! With high-quality finishes, abundant natural light, and an inviting balcony, this property offers a premium lifestyle and outstanding investment potential. Don't miss out – properties like this don't stay on the market for long!

With a furnished rental income of \$850w, this apartment offers an unbeatable investment opportunity. For first-home buyers, this is an incredible chance to enter the market in a prime location, with future potential to turn it into a strong rental investment.

- *Prime Location: In the vibrant heart of Sydney CBD.
- *Convenient Access: Steps away from world-class shopping, dining, and entertainment.
- *Public Transportation: Easy access to buses, trains, and ferries.
- *Proximity to Attractions: Close to Darling Harbour, Barangaroo, and iconic Sydney locations.
- Impeccable Maintenance: Meticulously maintained and move-in ready.
- *Quality Finishes: Modern and sophisticated high-quality finishes throughout.
- *Contemporary Kitchen: Features top-of-the-line appliances and sleek cabinetry.
- *Elegant Bathroom: Includes a separate bathtub and shower for added luxury.
- *Natural Light: Bright open-plan living and dining areas.
- *Inviting Balcony: Perfect for enjoying city sunsets.
- *Privacy Shutters: Plantation shutters add elegance and seclusion.
- *Secure Building: Features intercom and 24-hour surveillance.
- *On-site Amenities: Gym, pool, spa, sauna, and communal areas.
- *City Retreat: Ideal for first-time buyers or savvy investors.

****Price Reduced – Act Now Before It's Gone!** Whether you're looking to buy your first home or make a smart investment, this apartment is the perfect choice. Contact us to book your private inspection at any time that suits you.

1 BED | 1 BATH | 0 CAR

PRICE:
\$620,000

OPEN FOR INSPECTION:
N/A



Caroline Luo
0426888838

carolineluo@earlybirdrealestate.com.au
hillsestategroup.com.au



Total Area: 51 m²
Level: 6



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.