

ADDRESS UPON REQUEST



FOR SALE

AS NEW - BOUTIQUE LIFESTYLE APARTMENT- RESORT-STYLE FACILITIES - IN PREMIUM LOCATION

FIND YOURSELF IN A BETTER PLACE !!!

We're delighted to present your luxury dream home from renowned developer ALAND! Positioned in a prime location, your new home presents Convenience, Comfort & Privacy. Great natural light filled, free-flowing Gladstone Village masterplanned apartment, with resort-style facilities, provides a perfect first home or a great investment.

Find yourself in a better place! Buy into this boutique, 1 bed-room plus study, quality-built gem. Boasting a prime location, great layout, bright sun-bathed interiors, a great combined living and dining room which flows effortlessly onto a private covered balcony ideal for entertaining or relaxing after a hard day at work.

Nestled within communal spaces and open parklands, just steps to Merrylands Train Station & bus interchange, Stockland Merrylands, and numerous food and entertainment options. This property presents as new, and is an exceptional opportunity for the astute buyer.

Rates per quarter: Strata - \$874.57 Council - \$393.00 Water - \$179.9

YOU'LL LOVE:

- +luxury and convenience merge in this vibrant community situated in a Prime Location in the heart of a flourishing suburb neighbouring Parramatta
- + Masterplanned by ALAND with modern luxury features and finishes with Views to the Pool and Parramatta district from the apartment
- + Roof top entertaining area, with BBQ facilities and swimming pool
- + Ground Floor Gym, retail & childcare on level 1
- + Modern kitchen with stone benchtops, quality stainless steel Fisher & Paykel appliances, gas cooking, ample storage and great ventilation and light
- + Large tiled and covered private balcony, ideal for outdoor relaxing and entertaining
- + Spacious bedroom with built-in robes PLUS a study
- + Spacious Bathroom with floor to ceiling tiling, hung vanity

1 BED | 1 BATH | 1 CAR

PRICE:
Contact Agent

OPEN FOR INSPECTION:
N/A



Hari Hiralal
0404558654
hari@atrealty.com.au
www.atrealty.com.au



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.