

# Russell Lea

## 4/102 Hampden Road



Sold

## Space, privacy & standout convenience

Peaceful, private and incredibly spacious, this immaculately presented apartment combines the scale and feel of a townhouse with the ease of apartment living. Set in a boutique block of 6 and with its own private entry and invaluable double parking, it offers a lifestyle of carefree convenience on the fringe of Wareemba village.

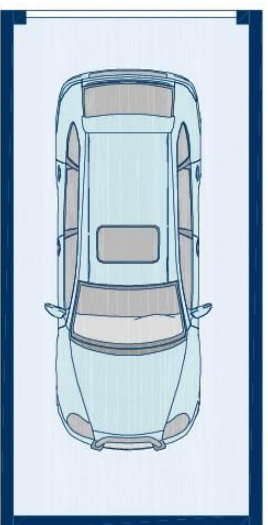
- Fresh contemporary styling, fully renovated interiors
- 2 large double bedrooms with built-ins, brand new carpet
- Enormous living space with large windows and a balcony
- Contemporary kitchen with integrated Bosch appliances
- Sparkling fresh bathroom, bath, shower, Grohe tapware
- Pleasant leafy outlook, internal laundry w/built-in storage
- 2 secure undercover car parks, low maintenance building
- 100m to waterfront parkland, stroll to cafes and eateries



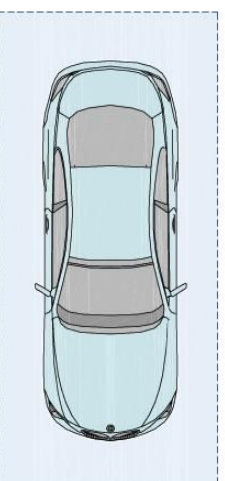
## ADDITIONAL DETAIL

Council Rates	\$255/qtr (approx)
Strata Fees	\$843/qtr (approx)
Water Rates	\$171/qtr (approx)
Type	Apartment
Sold Date	19/02/2015

**Peter Gordon**  
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GARAGE



SECURITY CARSPACE

APPROXIMATE AREAS	
Internal Floorspace	90sqm
Garage & Carspace	29sqm
Balcony	4sqm
<b>Total</b>	<b>123sqm</b>
OUTGOINGS	
Council Rates	\$255 pq
Water Rates	\$171 pq
Strata Rates	\$843 pq

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DISCLAIMER: This information has been prepared as a guide only. The vendor and the real estate agent, Balmain Real Estate Pty Ltd and/or Balmain Estate Agency Pty Ltd (trading as Cobden & Hayson), make no warranties as to its accuracy and all interested parties must rely on their own enquiries.

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