

Balmain

6/2 Ewenton Street



Boutique townhome close to Village and Ferry

This light-filled two-storey townhome is found within a boutique development designed by acclaimed architect Philip Cox AO and has north to rear aspect. Offering low-maintenance modern living and ultimate convenience, it enjoys a peaceful peninsula setting opposite the Balmain Bowling Club, just footsteps from waterfront Ewenton Park. It lies between the cosmopolitan attractions of Balmain and Balmain East villages.

- Main bedroom with WIR, ensuite and a/c
- Spacious living area warmed by a gas fire
- Tidy gas kitchen with casual dining area
- Front and rear courtyards for alfresco entertaining
- Separate laundry with guest WC and storage
- Floating floors, quality carpet, pet friendly complex
- Lock-up garage, established common garden areas
- Buses moments away, brief walk to Balmain East ferry

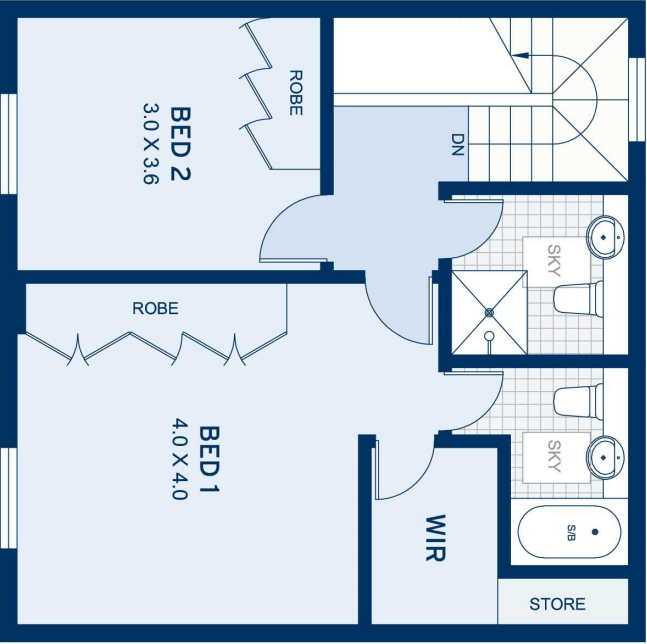
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Undisclosed

ADDITIONAL DETAIL

Council Rates	\$275/qtr (approx)
Strata Fees	\$1,340/qtr (approx)
Water Rates	\$179/qtr (approx)
Type	Townhouse
Sold Date	25/10/2019

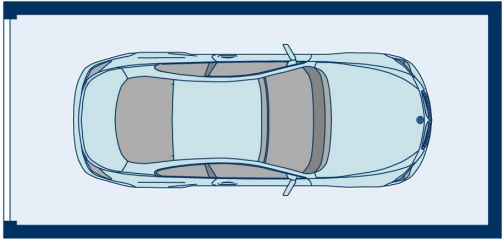
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LEVEL TWO



LEVEL ONE



GARAGE
2.5 X 5.6



APPROXIMATE AREAS	
Internal Floorpace	105sqm
Parking	14sqm
External	33sqm
Total	152sqm
OUTGOINGS	
Council Rates	\$275 pq
Water Rates	\$179 pq
Strata Rates	\$1340 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 Balmain), make no warranties as to its accuracy and all interested parties must rely on their own enquiries.

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