

Balmain

2/13 Macquarie Terrace



\$765k

Ground floor poolside haven

This spacious ground floor garden apartment enjoys a touch of Miami with its outlook over the palm-shaded pool. Light-filled with dual aspects, it opens to a full-width balcony promising a perfect spot for alfresco enjoyment or soaking up the sun. Neat and tidy with scope to add value, its prime setting is 90m to the city bus, steps to Darling Street and Birchgrove Public and walking distance to the ferry.

- Set in a low rise block of only eight, intercom entry
- High ceilings, flow-through design captures the light
- Generous living opens out to the full-width balcony
- Spacious dining rests by the large and tidy kitchen
- Two substantial bedrooms, one fitted with robes
- Second bedroom boasts space for a study nook area
- Bathroom with combined laundry, easy street parking
- No need for a car with its walk everywhere convenience


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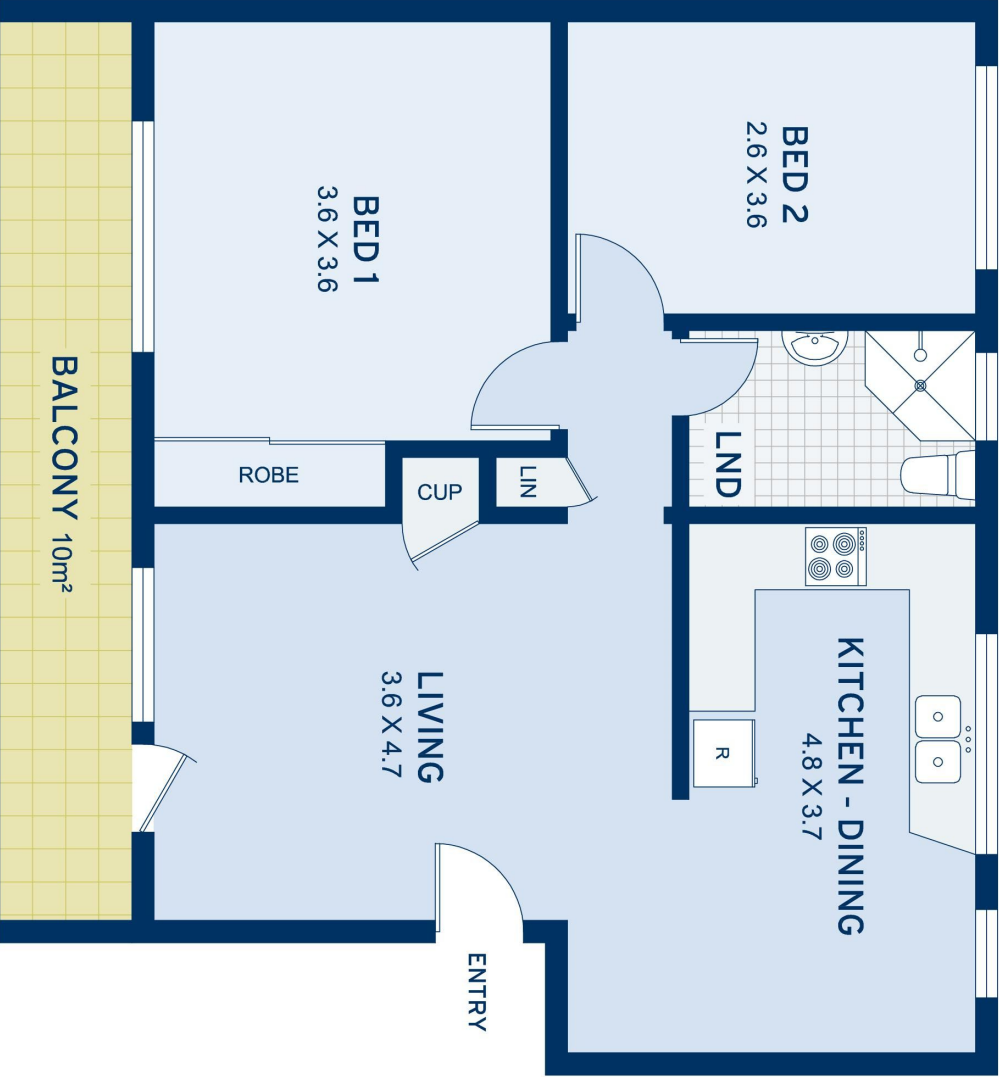

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ADDITIONAL DETAIL

Council Rates	\$300/qtr (approx)
Strata Fees	\$1,221/qtr (approx)
Water Rates	\$154/qtr (approx)
Type	Apartment
Sold Date	28/09/2020

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APPROXIMATE AREAS	
Internal Floor Space	64sqm
External	10sqm
Total	74sqm
OUTGOINGS	
Council Rates	\$300 pq
Water Rates	\$154 pq
Strata Rates	\$1221 pq

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