



9/1 Ivy Street Wollstonecraft, NSW

2 2 1

SOLD BY DAVID HILL

A peaceful urban sanctuary close to every convenience. Nestled in Wollstonecraft's most tranquil, exclusive enclave is this generously proportioned two-bedroom apartment, set in lush surrounds with water glimpses. The generous combined living / dining area flows to a large, covered, sunny balcony with leafy outlook. There are two generous bedrooms, master with walk-in robe and ensuite, while the second bedroom has built-ins and features a private outdoor area and garden. The well-maintained kitchen with electric stove and sleek appliances, while the bathroom has a separate bath and shower. The apartment is just fifty metres to the restful, verdant expanse of Brennan Park, and there is immediate access to foreshore reserves. Belying the apartment's tranquil location is its proximity to every convenience. There are buses at the door, and Waverton Station and its village shops and cafes lie just a short stroll across Brennan Park.

Price: SOLD \$1,100,000
Council Rates: \$295.00 p/q
Water Rates: \$160.00 p/q
Strata Rates: \$1,961.00 p/q



David Hill
 0411 491 122



Ruby Johnson
 0432 869 227

9/1 Ivy Street
Wollstonecraft



The floor plan is not to scale; measurements are indicative and in metres. All features included in this 3D plan are for inspiration purposes only. This is not an exact replica of the property or the position of exterior elements. Plans should not be relied on. Interested parties should make and rely on their own enquiries.



The floor plan is not to scale, measurements are indicative and in metres. Certain elements are not in position. Plans should not be relied on. Interested parties should make and rely on their own enquiries. All other information provided has been collected from reliable sources but cannot be guaranteed for accuracy.