

6/12-14 Premier Street Gymea, NSW 3 2 2

### Spacious townhouse ensures luxurious lifestyle

Stunningly presented across two spacious levels, this immaculate townhouse promises a relaxed modern lifestyle of enviable comfort and convenience. It has been tastefully updated and offers a wonderful sense of privacy located at the rear of the complex with direct access to North Street. The property is a short walk from Gymea village shops, coffee spots and city transport, while just minutes from Westfield Miranda and Cronulla Beach.

- Located within a boutique complex of only 7 townhouses
- Generously scaled dual level layout reveals open plan living and dining space
- North facing courtyard offers a retractable awning and sun drenched gardens
- Stylishly presented interior appointed with oak flooring and bespoke storage
- Gourmet kitchen featuring premium integrated appliances and granite benchtops
- Oversized master bedroom, built ins throughout, bedroom 2 enjoys private balcony
- Two designer bathrooms including modern ensuite and large main bathroom
- Air conditioning, gas cooking & heating, internal laundry plus a downstairs w/c

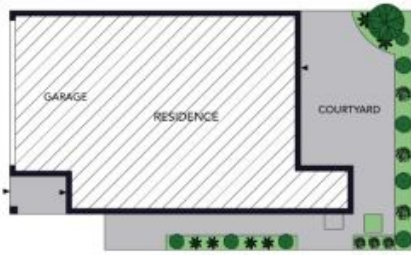
**Price:** \$1,290,000  
**Council Rates:** \$368.00 p/q  
**Water Rates:** \$174.00 p/q



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Site Plan



First Floor



Ground Floor



The site plan and floor plan are not to scale; measurements are indicative and in metres. Bushes and trees are placed for illustration purposes. 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.

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Gymea

STONE



First Floor



Ground Floor

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.