



230/9 Mallard Lane Warriewood, NSW



Generous proportions meet modern comfort in sought after complex

Discover refined coastal living in this modern apartment within the Oceanvale Meriton complex. The generously proportioned floorplan invites a lifestyle that balances sophistication with comfort. The open-plan living area effortlessly connects to a meticulously appointed meals and lounge space, extending to a private balcony-an ideal setting for both intimate gatherings and quiet relaxation.

- Contemporary, open-plan layout with free-flowing living area
- Private balcony for relaxation and BBQs
- Well-equipped stone kitchen with stainless steel microwave and integrated dishwasher
- 2 bedrooms with built-in robes + convenient study nook
- Master bedroom with deluxe ensuite bathroom and bathtub
- Separate internal laundry with dryer for added convenience
- Reverse cycle air-conditioning system for year-round comfort

Price: SOLD \$1,215,000
Council Rates: \$293.00 p/q
Water Rates: \$173.00 p/q
Strata Rates: \$1,913.00 p/q



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STONE



(NOT IN POSITION)



(NOT IN POSITION)



The floor plan is not to scale; measurements are indicative and in metres. Exterior 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.

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STONE



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