



2/1-3 Sherbrook Road Hornsby, NSW 2 1 1

### Bright & Welcoming

This bright and welcoming apartment is set in a solid double brick building, surrounded by well-kept gardens. It's just one floor up from the ground level, providing a quiet, secluded feel with nice views of greenery.

Its central location makes it easy to get to everything you need, with shops and services just a short walk away, plus it comes with a single-car garage. Located conveniently close to Hornsby station, Westfield, and the hospital, this apartment is a great fit for anyone from downsizers to busy families, professionals, or savvy investors.

Rental return \$600 p.w Approx

Features:

- Expansive open-plan living area leading to a balcony with leafy vistas
- Two generously sized bedrooms, master with built-in wardrobe
- Carpeted floors throughout

Inspect:

**Price:** Guide \$695,000  
**Council Rates:** \$375.50 p/q  
**Water Rates:** \$171.41 p/q



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2/1-3 Sherbrook Road  
Hornsby

STONE



Internal Living: 76sqm  
External Living: 5sqm  
Total Living Area: 81sqm



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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