

**901/172 South Parade, Auburn, NSW 2144**



**Apartment For Sale**

Monday, 22 April 2024

901/172 South Parade, Auburn, NSW 2144

**Bedrooms: 2**

**Bathrooms: 2**

**Parkings: 1**

**Type: Apartment**



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## Just Listed

Experience unparalleled luxury living in this meticulously crafted two-bedroom apartment, strategically positioned just moments away from Auburn's bustling train station and vibrant shopping center. Built with elegance in mind in 2019, this contemporary residence boasts an impressive array of amenities and design features that collectively define it as the epitome of refined living. Immerse yourself in a lifestyle of opulence, seamlessly blending convenience, sophistication, and comfort.

**Key Features:**

- Mirrored built-in wardrobes in both bedrooms, with the master bedroom featuring an ensuite.
- Modern kitchen equipped with premium appliances, a 20 mm stone bench-top, and a double bowl deep sink.
- Sun-drenched living and dining area.
- Expansive balconies accessible from both the living area and bedrooms.
- Split system air conditioning in the living area and main bedroom.
- Convenient parking space.
- Stunning views of the surrounding area from the balcony.

**Conveniently Located Near Amenities:**

- A mere 1-minute walk from Auburn train station.
- Approximately 170 meters to Auburn Center, featuring Woolworths, ALDI, and more.
- Auburn Medical Centre just a few minutes away.
- Nearby educational institutions include Auburn Adventist School, St. John's Catholic Primary School, Amity College (Auburn Campus), Trinity Catholic College, and Auburn Public School.
- Only a 4-minute drive (1.7 kilometers) to Auburn Hospital, with ample storage available in the basement.

**Privileges and Lifestyle:**

- Close proximity to an array of shops and multicultural restaurants.
- Vibrant lifestyle attractions, including dining establishments, bars, and convenient transportation options.

**Additional Information:**

- \* Strata: Approximately \$1,100.\*
- \* Council: Approximately \$350.\*
- \* Potential rent: - \$740 approx.

To schedule a viewing, please contact Ron at 0452 106 614.

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