



## 6/43 The Boulevard, STRATHFIELD, NSW 2135

### SPACIOUS APARTMENT LOCATED IN THE HEART OF STRATHFIELD

Spacious 2 bedroom apartment situated on the first floor of this very conveniently located complex being just minutes away from the Strathfield Plaza, Schools, Train Station and Buses.

The apartment features floating timber floors throughout along with built in robes to both bedroom and ensuite bathroom off the main. With large open style living and gas cooking this apartment has all the extras in addition to security basement parking, a large sunny balcony with great aspect and an internal laundry.

#### FEATURE:

- First floor, two good sized bedrooms
- Floating timber flooring
- Large balcony
- Main with en-suite, Built-ins to all

The particulars contained herein are supplied for information only and shall not be taken as a representation in any respect on the part of the vendor or its agent. Interested parties should contact the nominated person or office for full and current details.

**TYPE:** Sold

**INTERNET ID:** 70P1270

#### SALE DETAILS

**\$740,000.00 -  
\$770,000.00**

#### CONTACT DETAILS

**Elders Lidcombe**  
6 John Street  
LIDCOMBE, NSW  
02 9649 1288

**Sang Tat**  
0414 876 168

- Modern kitchen with gas cooking
- Basement parking enter from the Boulevard
- Large apartment total size 134 sqm
- Minutes away from School; Shops and public transport

**OUTGOINGS:**

Strata: \$1,198.50 p/q ( Admin \$773.50 + Capital \$425.00 ) Council: \$360.00 p/q Water: \$166.82 p/q

**DISCLAIMER:** The information contained in the advertising of this property is based on information provided to the agents, and the vendor and agents expressly disclaim any liability arising therefrom. The accuracy of the information cannot be guaranteed, and prospective purchasers should make their own enquiries and form their own judgement as to these matters.

Other features: Close to Schools, Close to Shops, Close to Transport

- Bedrooms: 2
- Bathrooms: 2
- Car Parks: 1
- Floorboards







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WARNING: DISCLAIMER This information is not to be relied upon. It is strictly used for marketing and illustration purposes only. All measurements are approximate. Not to scale. No liability accepted. You must rely on your own inquiries and seek advice from your solicitor.