



30/32-34 McIntyre Street, Gordon

Ultra Spacious, with Leafy Views and Walk-to-Everything Convenience

Enjoying a highly convenient Gordon address, this spacious 2-bedroom residence combines generous proportions, light-filled interiors and a peaceful leafy outlook with easy access to the very best of the area.

A large open-plan living and dining area creates an inviting space, extending to an expansive balcony where leafy views provide a tranquil backdrop for entertaining, relaxing or enjoying the outdoors. The well-appointed gas kitchen features stainless steel appliances and ample storage, while extensive built-in storage throughout the apartment enhances its functionality.

Both bedrooms are impressively spacious, with easterly aspects and built-in wardrobes. The main bedroom is complemented by its own ensuite with a separate bath and shower, adding comfort and convenience to everyday living.

The location is equally appealing, with Gordon Station, Gordon shops, cafes, restaurants and everyday amenities approximately eight

2 2 1

AUCTION
Sat 21st Nov @ 12:00PM

VIEW
Sat 7th Nov @ 10:40AM - 11:10AM

AGENTS
Kenny Gong
0456 887 000
kgong@ljhookergordon.com.au

AGENCY
LJ Hooker Gordon
(02) 9496 8000

All information contained therein is gathered from relevant third parties sources.
We cannot guarantee or give any warranty about the information provided.
Interested parties must rely solely on their own enquiries.

LJ Hooker

minutes' walk away. With a selection of highly regarded public and private schools, parks and local conveniences also close by, this is an ideal opportunity for buyers seeking space, comfort and outstanding connectivity in one of the North Shore's most sought-after suburbs.

Property Features:
- Boasting an impressive 123sqm on title
- Spacious open-plan living and dining with leafy outlook
- Expansive balcony overlooking peaceful leafy surrounds
- Well-appointed gas kitchen with quality appliances
- Generously sized bedrooms, with built-in wardrobes
- Master with large ensuite, separate bath and shower
- Extensive storage throughout entire apartment
- Ducted A/C, secure complex with lift and intercom
- Basement car space with generous storage cage
- Gordon West Public & Turramurra High School catchments
- Within proximity to leading private schools
- Approx. eight-minute walk to Gordon Station
- Close to Gordon shops, cafes, restaurants and amenities

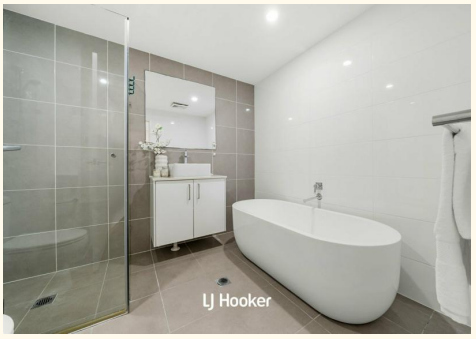
Outgoings:
Strata: $1,506 p.q (approx.)
Council: $453 p.q (approx.)
Water: $217 p.q (approx.)

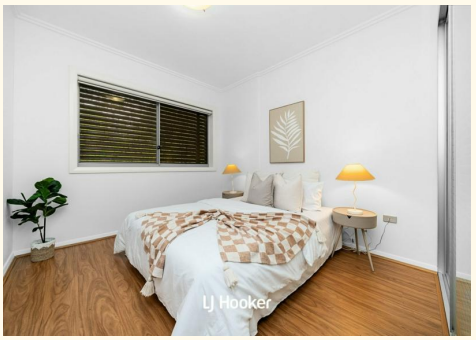
DISCLAIMER: All information contained herein is gathered from sources that we believe reliable. We have no reason to doubt its accuracy, however we cannot guarantee it. This information is not to be used in formalising any decision nor used by a third party without the expressed written permission of LJ Hooker Gordon.

MORE DETAILS

Property ID	TJJHJX
Property Type	Apartment
House Size	123 m2
Including	Toilets (2)











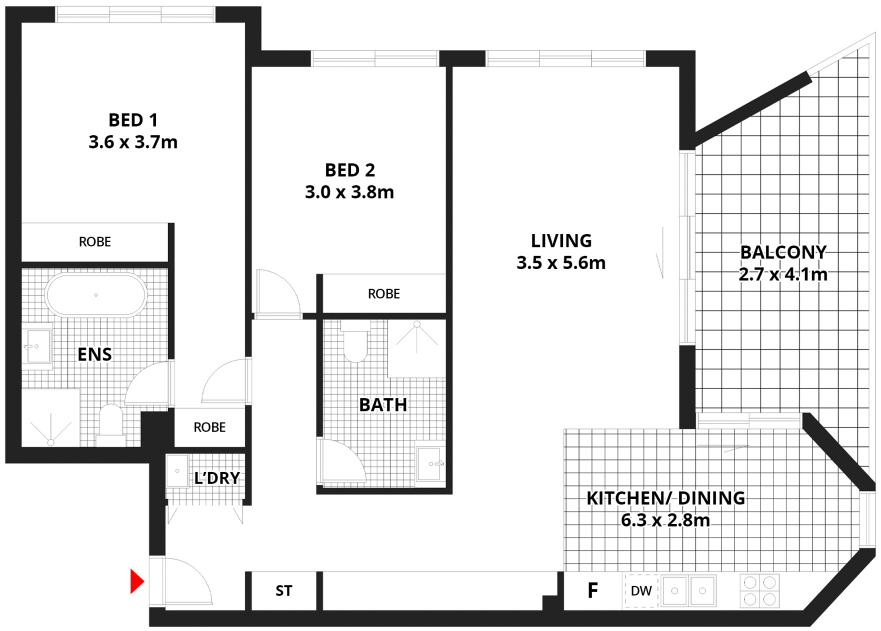
Kenny Gong 0456 887 000
Managing Director | Sales Executive | kgong@ljhookergordon.com.au

LJ Hooker Gordon (02) 9496 8000
Shop 1, 777-779 Pacific Highway, GORDON NSW 2072
gordon.ljhooker.com.au | reception@ljhookergordon.com.au

All information contained therein is gathered from relevant third parties sources.
We cannot guarantee or give any warranty about the information provided.
Interested parties must rely solely on their own enquiries.

30/32-34 Mcintyre Street, Gordon, NSW 2072

Internal & Balcony	104m² (Approx.)
Car space	14m² (Approx.)
Storage	5m² (Approx.)
Total	123m² (Approx.)





STORAGE
(NOT IN POSITION)



SECURE CAR SPACE
(NOT IN POSITION)

Scale in metres, Dimensions are approximate. All information contained herein is gathered from sources we believe to be reliable, however we cannot guarantee its accuracy and interested persons should rely on their own enquiries.

LJ Hooker Gordon

All information contained therein is gathered from relevant third parties sources.
We cannot guarantee or give any warranty about the information provided.
Interested parties must rely solely on their own enquiries.

LJ Hooker