

303/71 Ridge Street, Gordon

North-Facing Apartment with Study in a Prime Gordon Setting

Bathed in natural light from its prized north-facing aspect, this beautifully presented apartment combines generous proportions, contemporary finishes and exceptional convenience in one of Gordon's most sought-after locations. With the bedroom, living area and entertaining balcony all enjoying a sunny northern outlook, the home offers a bright and welcoming atmosphere throughout. The open plan living and dining area flows effortlessly to the covered balcony, creating the perfect space to relax or entertain.

Designed for modern living, the spacious one-bedroom plus study layout provides outstanding flexibility. The separate study, complete with a built-in wardrobe, is large enough to function as a guest room or dedicated home office, making it ideal for professionals, young families or downsizers alike.

Positioned within the sought-after Gordon West Public School and Turramurra High School catchments, this superb residence is only a short stroll to Gordon Station, local shops, cafes and everyday conveniences.

Features:

1 1 1

FOR SALE
$600,000 - $650,000 For Sale

VIEW
By Appointment

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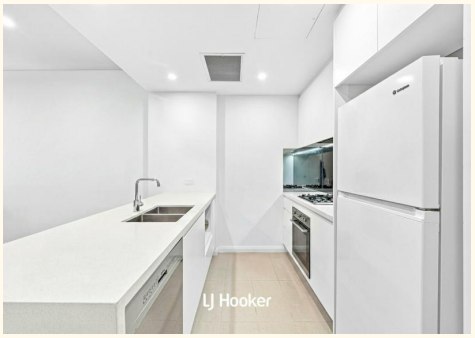
- Light-filled open plan living and dining flowing to sunny balcony
- Gourmet gas kitchen with stone benchtops and ducted rangehood
- North-facing balcony ideal for entertaining and outdoor dining
- Large study with built-in wardrobe, ideal as home office or guest room
- Ducted conditioning throughout, internal laundry, video intercom
- Secure basement parking plus storage cage on the same level
- Gordon West Public School bus stop at the building entrance
- Within Gordon West Public and Turramurra High School catchments
- Easy walk to Gordon Station, village shops and restaurants

Outgoings:
Strata: $1,435p.q (approx.)
Council: $432 p.q (approx.)
Water: $216 p.q (approx.)
- Rates are subject to change. Interested parties must rely on their own enquiries.

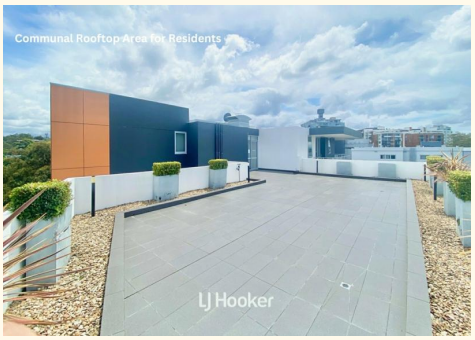
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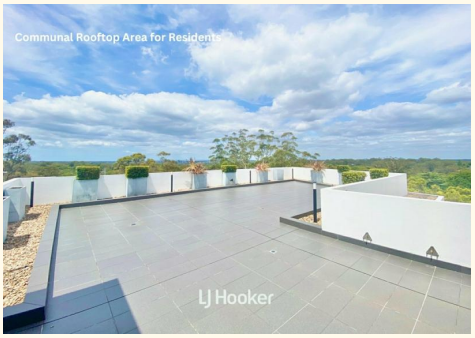
MORE DETAILS

Property ID	TGAHJX
Property Type	Apartment
Including	Study
	Air Conditioning
	Toilets (1)
	Intercom
	Balcony
	Dishwasher
	Floorboards
	Built-in-Robes











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Internal & Balcony	64m^2	(approx.)
Car Spaces & Storage	17m^2	(approx.)
Total	81m^2	(approx.)







Disclaimer: 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

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