

## Gordon, 320/8-14 Merriwa Street

Another SOLD by Kenny Gong and his team

Situated in the vibrant heart of Gordon, this spacious two-bedroom apartment offers an ideal blend of comfort, convenience, and versatility. Just a short stroll from Gordon Station and Gordon Centre, it's perfectly positioned for those seeking an easy, connected lifestyle.

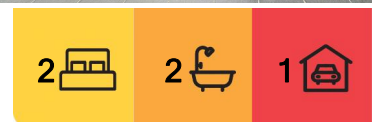
Step inside to discover a bright and inviting interior, where the open-plan living and dining areas provide a welcoming space for everyday living and entertaining. The adjoining sunroom, framed by bi-fold doors, offers a flexible retreat &ndash; perfect as space for dining or dedicated home office, adapting effortlessly to your changing needs.

Both bedrooms are well-proportioned, each featuring built-in wardrobes for generous storage. All rooms enjoy direct access to the courtyard, creating a seamless indoor-outdoor connection.

The modern kitchen is well-equipped, featuring gas cooking, large island, breakfast bar &



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**For Sale**  
SOLD Prior to Auction

**View**  
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stainless steel appliances. The large, paved courtyard with established garden beds offers a private oasis for alfresco dining, entertaining, or simply unwinding at the end of the day.

With a prime location just steps from shops, cafes, parks, and excellent schools, this apartment offers a fantastic opportunity for those seeking a low-maintenance lifestyle in a vibrant, well-connected community. Be quick to secure this outstanding opportunity &ndash; a property like this won't stay on the market for long.

**Property Features:**

- Spacious living and dining area flowing to oversized courtyard
- Extra large entertaining courtyard with a sunny North aspect
- Gas cooking kitchen with large island, stainless steel appliances
- Two bedrooms with large built-in wardrobes, master with ensuite with bath
- Sunroom with bi-fold doors, easily adaptable for dining or home office
- Street level access to the courtyard and apartment, double seats study nook
- Secure building with intercom access and convenient parking
- Killara High School and Gordon West Public School catchment areas
- Minutes walk to station, shops, cafes. Close to excellent schools

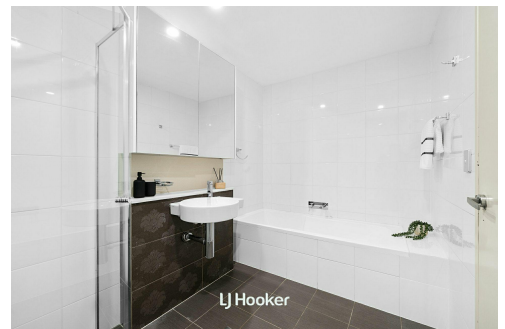
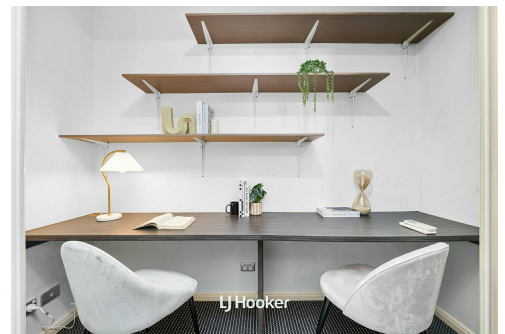
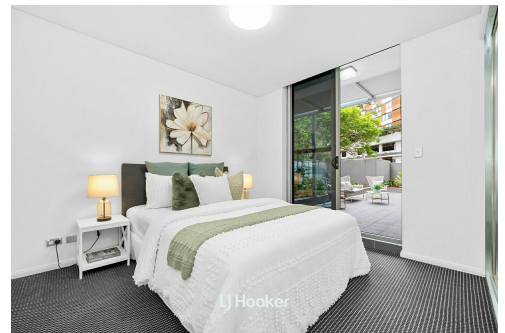
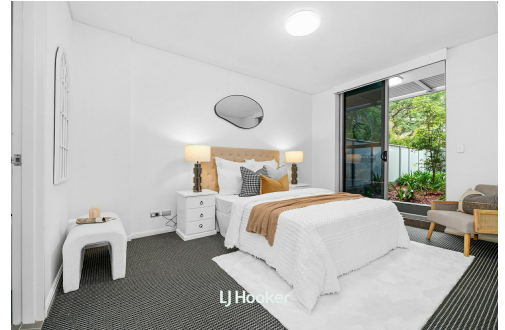
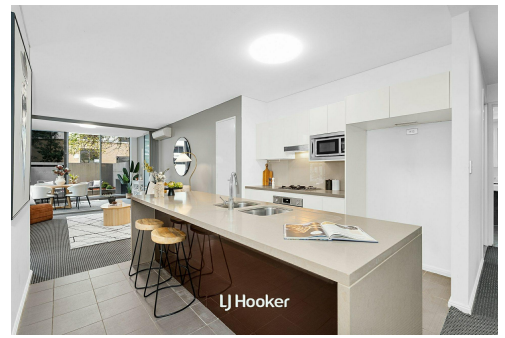
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## More About this Property

<b>Property ID</b>	SYGHJX
<b>Property Type</b>	Apartment
<b>Including</b>	Study Courtyard

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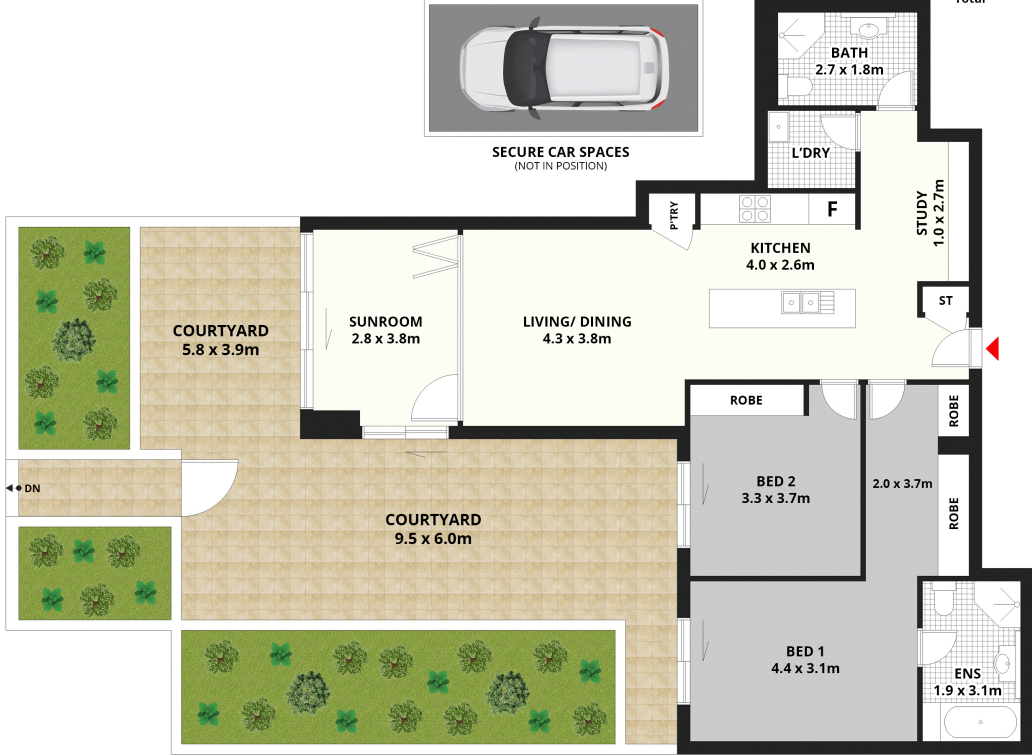


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320/8 Merriwa St, Gordon NSW 2072

Internal & Courtyard 179m<sup>2</sup> (Approx.)  
 Car space 14m<sup>2</sup> (Approx.)  
 Total 193m<sup>2</sup> (Approx.)



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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