



707/77 Ridge Street, Gordon

Elevated Two-Bedroom Living with Floorboards & Leafy Outlooks

Positioned high above the leafy surrounds of Gordon, this beautifully presented two-bedroom apartment offers an inviting combination of space, light and effortless everyday living. Enhanced by the engineered floorboards and offering a generous 99sqm total area, the residence provides a peaceful retreat while remaining within easy walking distance of Gordon's shops, cafes, restaurants, library and train station.

The generous living and dining area forms the heart of the home, filled with natural light and enhanced by the floating floorboards that create a fresh, contemporary feel. Floor-to-ceiling glass doors extend the interiors onto a covered balcony, creating a seamless connection outdoors and an ideal setting for morning coffee, relaxed afternoons or entertaining guests.

The contemporary kitchen is thoughtfully appointed with quality stainless-steel appliances, including gas cooking, an oven and dishwasher, complemented by sleek stone benchtops and ample preparation space.

2 2 1

FOR SALE

For Sale \$800,000-\$860,000

VIEW

By Appointment

AGENTS

Kenny Gong
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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.



Both bedrooms are well proportioned and fitted with built-in wardrobes, with the master bedroom enjoying the added convenience of a private ensuite. A stylish main bathroom is finished with floor-to-ceiling tiling, complemented by a separate internal laundry for everyday convenience.

Families will appreciate access to sought-after local schools, with Gordon West Public School within the catchment, while Ravenswood School for Girls is also within convenient walking distance.

Property Features:

- Spacious high-floor residence with desirable eastern aspect
- Engineered floorboards enhancing the contemporary interiors
- Light-filled open-plan living & dining with leafy outlooks
- Covered balcony flowing seamlessly from the living area
- Modern gas kitchen with stone benchtops & quality appliances
- Two well-proportioned bedrooms with built-in wardrobes
- Master bedroom complete with private ensuite
- Stylish main bathroom with floor-to-ceiling tiling
- Internal laundry with dryer included
- Secure basement car space plus lock-up storage cage
- Communal rooftop gardens with expansive district views
- Easy walk to Gordon shops, cafés, restaurants, library & station
- Within Gordon West Public School catchment (subject to change), close to Ravenswood School for Girls

- Some images have been virtually styled.

Outgoings:

Strata: \$1,204 p.q (approx.)

Council: \$395 p.q (approx.)

Water: \$217 p.q (approx.)

- Rates are subject to change at any time. Interested persons must rely on their own enquiries.

DISCLAIMER: All information contained herein is gathered from sources we believe to be 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 relied upon by a third party without the expressed written permission of LJ Hooker Gordon.

MORE DETAILS

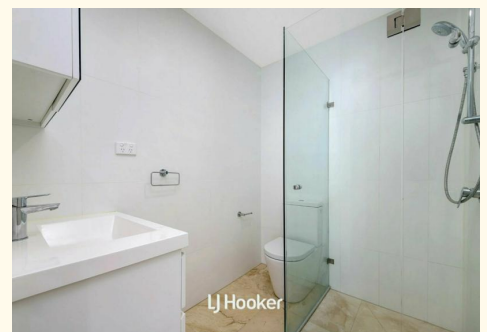
Property ID	TKFHJX
Property Type	Apartment
Including	Toilets (2)

Kenny Gong 0456 887 000

Managing Director | Sales Executive | kgong@ljhookergordon.com.au

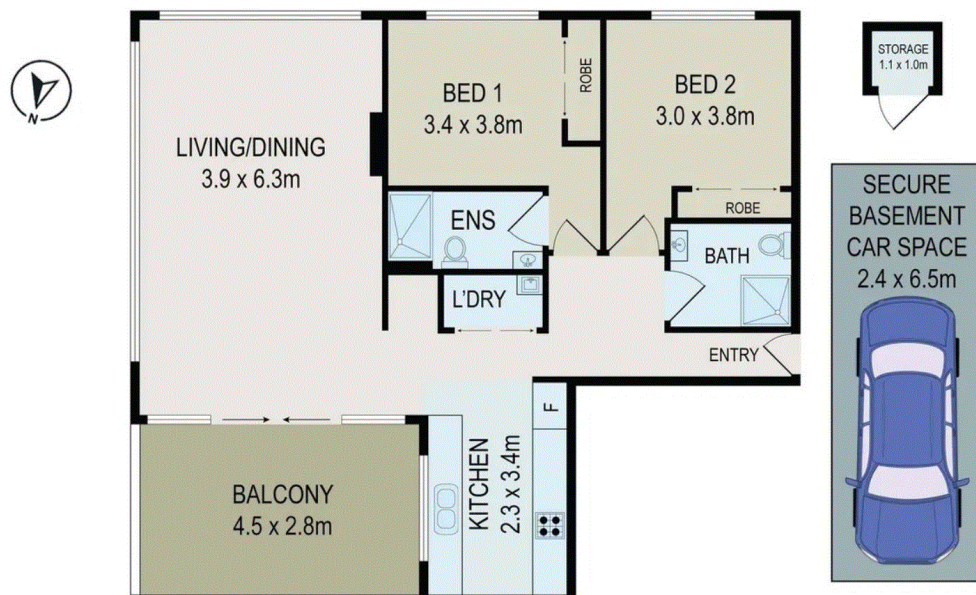
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Internal & Balcony	84 sqm	(approx.)
Car Space & Storage Cage	15 sqm	(approx.)
Total	99 sqm	(approx.)



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