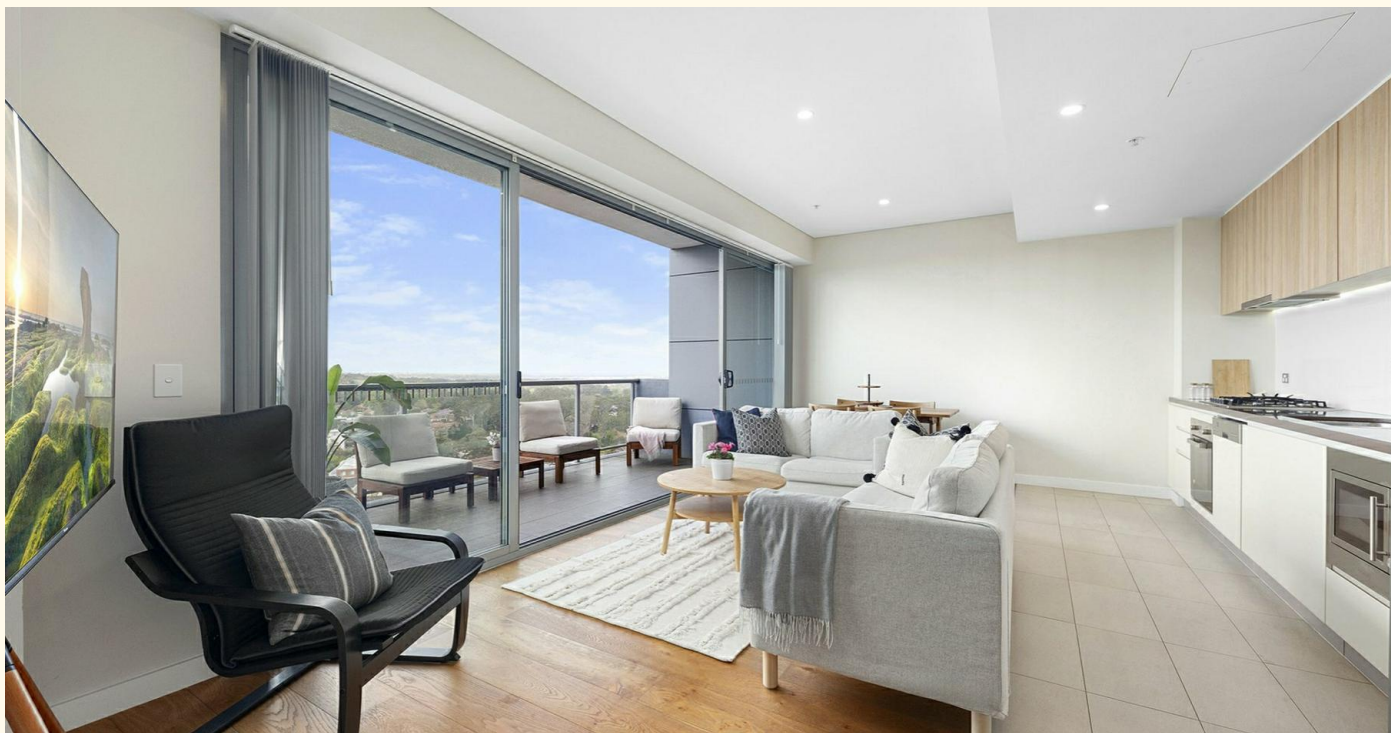


803/904-914 Pacific Highway, Gordon

## Sky High on Level 8, Bright and Private with Views

Set on a high floor, and boasting stunning views, this 2-bedroom apartment offers a tranquil and secluded haven just minutes away from rail, shops, cafes, and dining options. Its high ceilings instill a sense of grandeur and openness, while the beautiful, engineered timber flooring adds a natural touch to the space, creating an inviting and cosy environment.

The spacious living and dining area seamlessly extends onto a generously sized balcony with views, providing an idyllic setting for outdoor relaxation and social gatherings. It's a perfect spot to host events and enjoy the serene, leafy surroundings.

The master bedroom, complete with a generously sized ensuite and built-ins, offers ample storage space. The second bedroom is bathed in sunlight and offers convenient access to the balcony.

This luxurious and comfortable living space offers the ideal place for those who appreciate elegance, comfort and convenience.

### Property Features:

- Bright & spacious open-plan living and dining areas

2 2 1

**FOR SALE**  
\$700,000-\$750,000

**VIEW**  
By Appointment

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

Eugene Daley  
0412 362 291  
edaley@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.



- Expansive covered balcony, ideal for year-round gatherings
- Gas kitchen with premium stainless steel appliances
- Large bedrooms with built-in wardrobes, master with ensuite
- Secure basement parking and storage & internal laundry
- Approx. 800m to Gordon Station, 600m to Gordon Centre
- Gordon West Public School & Killara High School catchments
- Close proximity to esteemed schools like Ravenswood and PLC

#### Outgoings:

Strata: \$1,404 p.q (approx.)

Council: \$396 p.q (approx.)

Water: \$202 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   | S96HJX         |
| Property Type | Apartment      |
| House Size    | 94 m2          |
| Including     | Ensuite        |
|               | Ducted Cooling |
|               | Ducted Heating |
|               | Toilets (2)    |
|               | Intercom       |
|               | Balcony        |
|               | Dishwasher     |
|               | Floorboards    |
|               | Built-in-Robes |

#### Kenny Gong 0456 887 000

Managing Director | Sales Executive | [kgong@ljhookergordon.com.au](mailto:kgong@ljhookergordon.com.au)

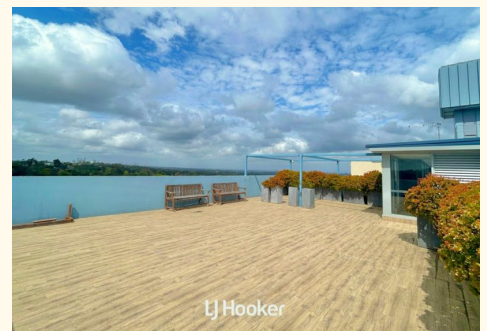
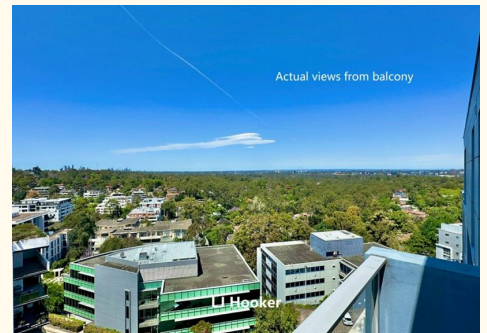
#### Eugene Daley 0412 362 291

Sales Executive | [edaley@ljhookergordon.com.au](mailto:edaley@ljhookergordon.com.au)

#### LJ Hooker Gordon (02) 9496 8000

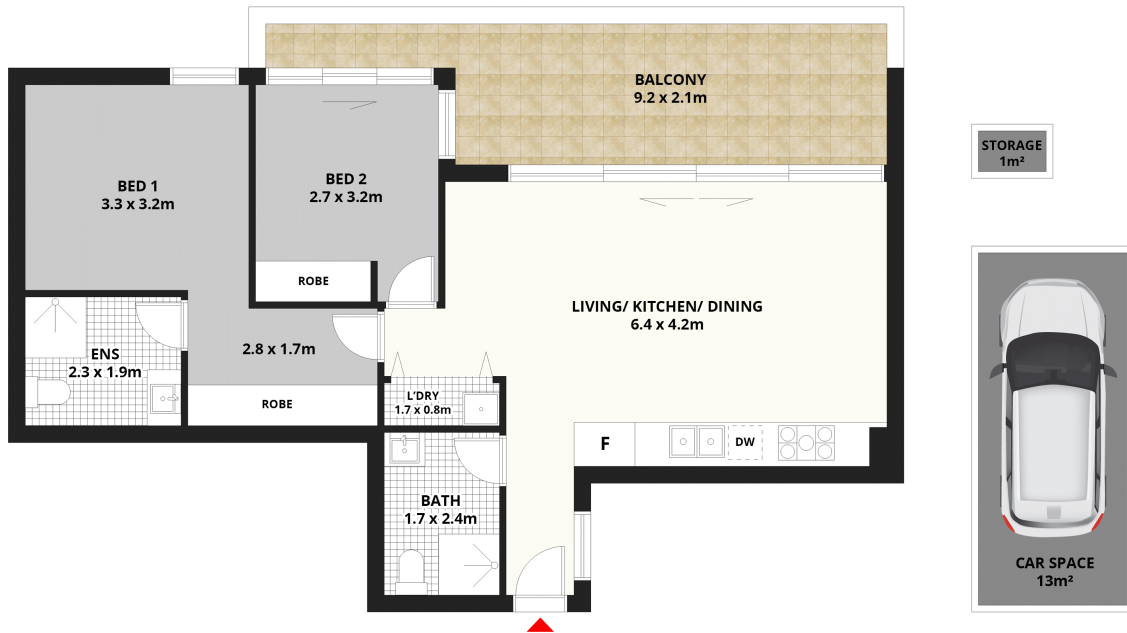
Shop 1, 777-779 Pacific Highway, GORDON NSW 2072

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803/904-914 Pacific Highway, Gordon NSW 2072

|                    |                            |
|--------------------|----------------------------|
| Internal & Balcony | 80m <sup>2</sup> (Approx.) |
| Carspace & Storage | 14m <sup>2</sup> (Approx.) |
| Total              | 94m <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.

LJ Hooker Gordon