

Gordon, B302/3 Fitzsimons Lane

Modern & Spacious North Facing with Leafy Views

Discover urban tranquility in the heart of Gordon with this exquisite 2-bedroom, 2-bathroom apartment with a seamless fusion of contemporary design and practicality awaits within.

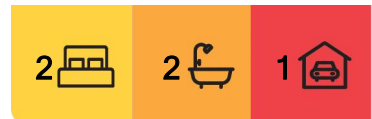
Bathed in natural light from its north-facing aspect, the open plan living and dining area seamlessly extends to a spacious balcony, perfect for entertaining. The modern kitchen features elegant stone benchtops, top-of-the-line Smeg appliances, gas cooking facilities, and a double sink.

The master bedroom exudes sophistication, boasting an oversized ensuite bathroom and access to the balcony—an ideal haven for relaxation. Meanwhile, the second bedroom, equally spacious, also offers balcony access.

Positioned minutes from Gordon station, Gordon Centre, and an array of cafes and



Disclaimer: 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.



For Sale
\$835,000

View
ljhooker.com.au/SFJHJX

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amenities, this apartment offers the epitome of lifestyle and convenience.

Property Features:

- Total floor size of 98sqm approx. (internal & balcony 83sqm approx.; car space & storage 15sqm approx.).
- Expansive open-plan living and dining area flows to balcony
- Gourmet kitchen with stone countertops & Smeg appliances
- Master with ensuite, both bedrooms with access to balcony
- Modern bathrooms with floor-to-ceiling tiles
- Secure basement car space and storage cage
- Conveniently located near Gordon station, shops, and cafes

Outgoings:

Strata: \$1,632 p.q. approx.

Council: \$370 p.q. approx.

Water: \$173 p.q. approx.

DISCLAIMER: All information contained herein is gathered from sources deemed reliable. However, LJ Hooker Gordon cannot guarantee its accuracy and recommends interested parties undertake their own inquiries. This information should not be used for decision-making without expressed written consent from LJ Hooker Gordon.

More About this Property

Property ID	SFJHJX
Property Type	Apartment
Including	Ensuite Ducted Cooling Ducted Heating Intercom Balcony Dishwasher Built-in-Robes

Kenny Gong 0456 887 000

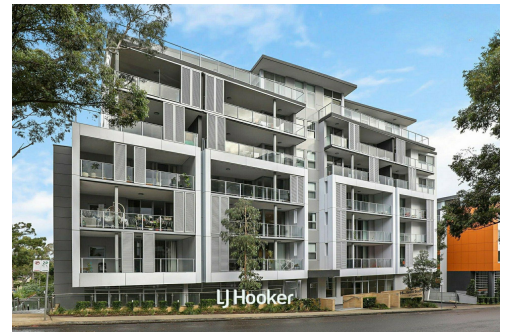
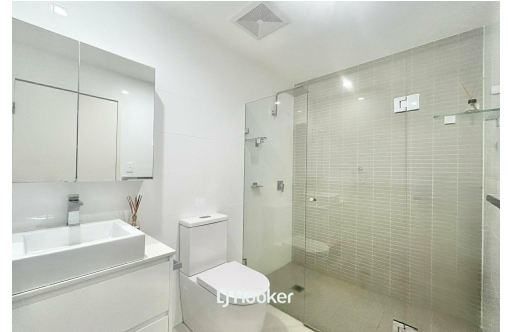
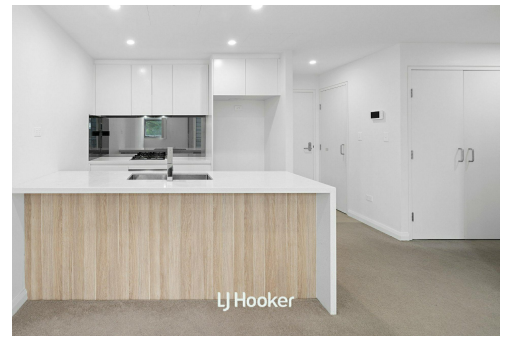
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Internal & Balcony	83m ² (Approx.)
Carspace & Storage	15m ² (Approx.)
Total	98m² (Approx.)



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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