






16/35 Enid Avenue, Granville

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Stylish & Convenient Living in the Heart of Granville

Positioned in a modern, well-maintained complex, this beautifully presented near-new apartment offers a great combination of comfort, convenience, and low-maintenance living. Located just a short walk from Granville Station, local shops, parks, and everyday amenities, it presents an excellent opportunity for first-home buyers, downsizers, or investors alike.

Property Features:

- Two generous bedrooms with built-in wardrobes, master bedroom with private ensuite
- Contemporary kitchen featuring stone bench tops, gas cooking, and ample storage
- Spacious open-plan living and dining area flowing seamlessly onto a private balcony
- Modern fully tiled bathroom with separate shower and bathtub
- Split-system air conditioning for year-round comfort
- Secure basement car space plus a storage cage
- Bright and airy interiors with a practical, easy-living floor plan

Location Highlights:

- Approx. 10 minutes walk to Granville Train Station and Granville Place Shopping Centre
- Walking distance to Granville Park and Granville Swimming Centre

FOR SALE
\$590,000

AGENTS

Soon Tee
0420 966 377
Soon.Tee@ljhooker.com.au

AGENCY

LJ Hooker Parramatta | Granville |
Guildford | Merrylands
(02) 9637 8555

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We cannot guarantee or give any warranty about the information provided.
Interested parties must rely solely on their own enquiries.

 **LJ Hooker**

Close to local cafés, restaurants, schools, and essential services
Approx. 35 minutes by train to Sydney CBD
Quick gateway to M4
Outgoings (Approx.):
Strata: \$996.50 per quarter
Water: \$280 per quarter
Council: \$395 per quarter

MORE DETAILS

Property ID	2H5XF9E
Property Type	Unit

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Area Specialist | Soon.Tee@ljhooker.com.au

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