







1217/5 Gladstone Street, Merrylands

Luxury Apartment in Prime Convenience Location

Positioned for a lifestyle of absolute convenience, this stylish two-bedroom apartment on level 12, delivers modern comfort, quality finishes, and exceptional connectivity - making it an ideal opportunity for first-home buyers, downsizers, or astute investors.

Thoughtfully designed for effortless living, the open-plan lounge and dining area flows seamlessly onto a generous north facing balcony with views to the Parramatta Skyline, perfect for relaxing or entertaining guests. The contemporary kitchen is equipped with quality appliances, stone benchtops, dishwasher and gas cooking to suit both everyday living and entertaining.

Residents enjoy access to premium resort-style amenities including a fully equipped gymnasium, swimming pool, and communal BBQ area.

Perfectly located within 180 metres (approx) to the train station, the property offers unbeatable convenience with easy access to Stockland Mall, local cafes, restaurants and everyday essentials.

Property Features:

- Spacious master bedroom with ensuite and built-in wardrobe

2 2 1

FOR SALE
For Sale $699,000

VIEW
Sat 21st Nov @ 11:00AM - 11:30AM

AGENTS
Paulette Ghaleb
0408 888 810
paulette.ghaleb@ljhooker.com.au

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

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.

- Second bedroom with built-in wardrobe
- Study/office area
- Two modern fully tiled bathrooms, including ensuite
- Light-filled open-plan living and dining area
- Contemporary gas kitchen with stone benchtops and dishwasher
- North facing balcony with access from the living area
- Secure complex with intercom entry and lift access
- Dedicated car space with storage cage
- Ducted air conditioning throughout

Outgoings:

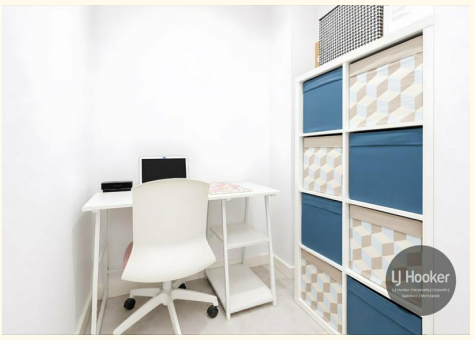
Strata: $1,083.00 per quarter approx.
Water: $211.09 per quarter approx.
Council: $393.00 per quarter approx.

Offering comfort, convenience, and a vibrant lifestyle in a highly sought-after location, this impressive apartment is ready to move in and enjoy.

MORE DETAILS

Property ID	2H9CF9E
Property Type	Unit
Land Area	103 m2
Including	Ensuite Study Air Conditioning Toilets (2) Intercom Built-in-Robes Car Parking - Basement Close to Shops Close to Transport Lift Installed Security Access







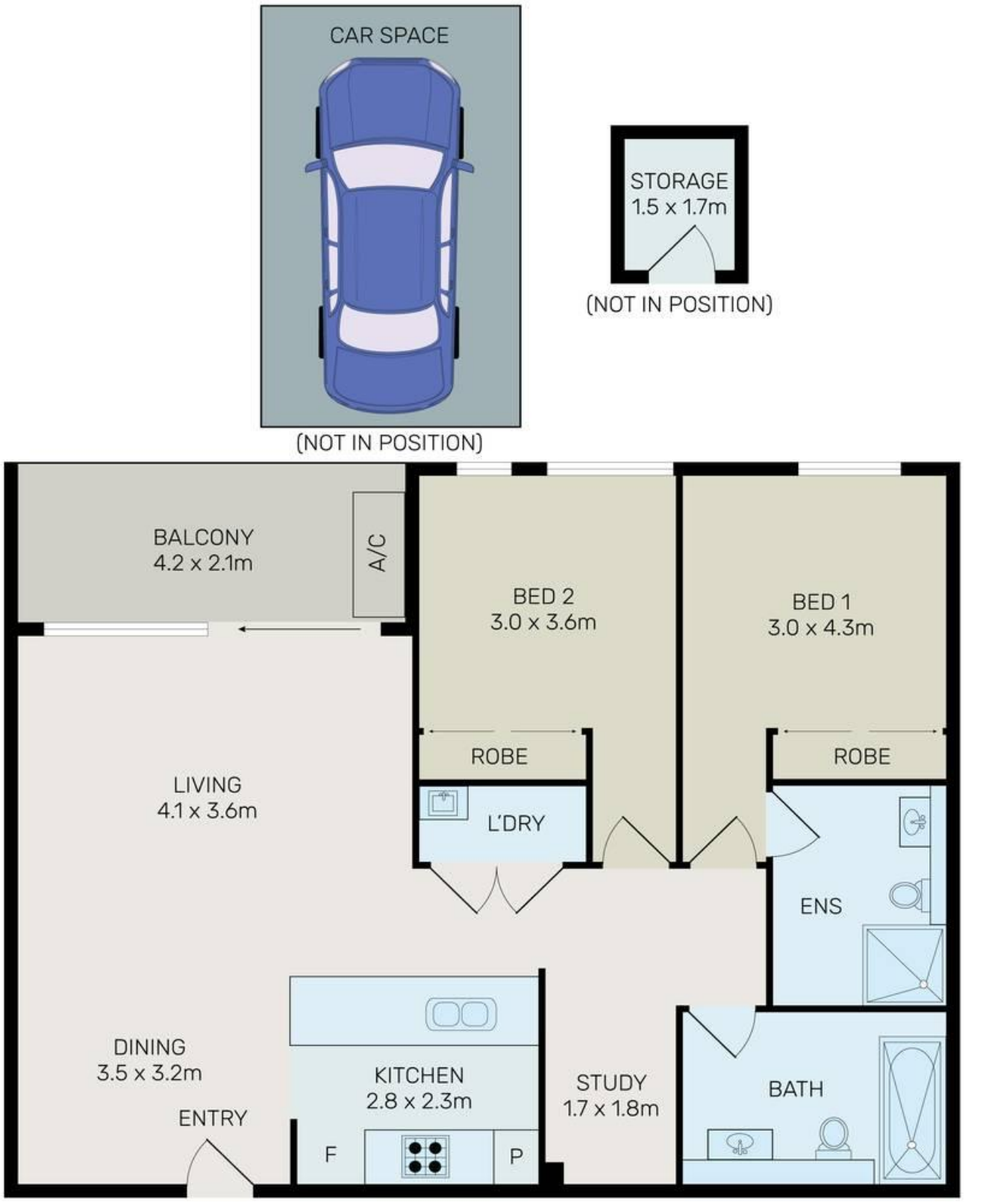




Paulette Ghaleb 0408 888 810
Area Specialist | paulette.ghaleb@ljhooker.com.au

LJ Hooker Parramatta | Granville | Guildford | Merrylands (02) 9637 8555
42 South Street, GRANVILLE NSW 2142
granville.ljhooker.com.au | granville@ljhooker.com.au

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