



G06/75A Grima Street, Schofields

## **SOLD BY KAV PRASAD 0423 046 793 - MORE BUYERS WAITING!**

Kav Prasad from LJ Hooker Schofields is proud to present this sleek two bedroom ground floor apartment in the heart of a thriving, family-friendly community. Showcasing modern design and comforts throughout combined with effortless functionality, this home delivers an exceptional, easy-care lifestyle of convenience. Enjoy the convenience of being able to walk to a variety of local amenities including schools, shops, parks, and public transport, making day-to-day living seamless. With its desirable ground-floor position and easy access to everything you need, this residence promises a lifestyle of comfort and connectivity in one of Sydney's most dynamic communities.

### Features:

- Open plan living and dining zones enjoy effortless flow to the courtyard
- Stylish kitchen with gas cooking, stone benchtop, built-in pantry
- Two well-scaled bedrooms both fitted with wardrobes
- Master bedroom complete with walk-in robe and private ensuite
- Two sleek bathrooms feature floor to ceiling tiles

2 🏠 2 🚿 1 🚗

**FOR SALE**  
SOLD BY KAV PRASAD

### AGENTS

Kav Prasad  
0423 046 793  
kav.prasad@ljhooker.com.au

### AGENCY

LJ Hooker Schofields | Riverstone  
02 9157 4077

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.



- Concealed European style laundry plus large linen cupboard
- Ducted air conditioning for year-round comfort
- Expansive covered courtyard, perfect for alfresco dining or relaxation
- Single car space plus storage in secure basement parking

#### Location Highlights:

- 140m approx to Glory Park
- 550m approx to bus stop
- 1.3km approx to Schofields Train Station
- 1.5km approx to Schofields Village Shopping
- 3.8km approx to Tallawong Metro Station
- 5.5km approx to Rouse Hill Town Centre
- 6.9 km approx to Costco, IKEA, Aldi, Bunnings and more shops

#### Schools & Education:

- 750m approx to St Joseph's Primary School
- 1km approx to Galungara Public School
- 1.4km approx to St John Paul II Catholic College
- 4km approx to Riverstone High School
- 4.3km approx to Norwest Christian College

Contact Kav Prasad on 0423 046 793 today to arrange your inspection.

- \*\*\*

**DISCLAIMER:** This advertisement contains information provided by third parties. While all care is taken to ensure otherwise, LJ Hooker Schofields does not make any representation as to the accuracy of the information contained in the advertisement, does not accept any responsibility or liability, and recommends that any client make their own investigations and inquiries. All images are indicative of the property only.

### MORE DETAILS

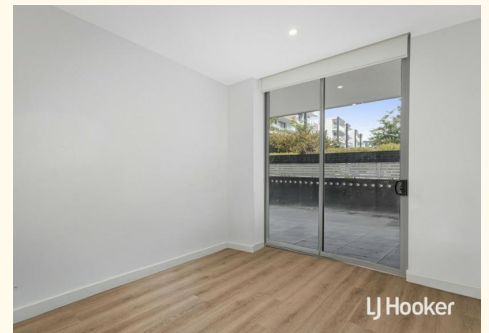
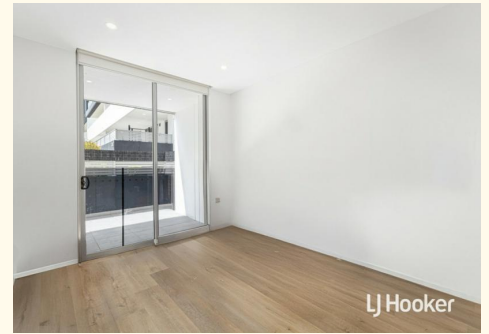
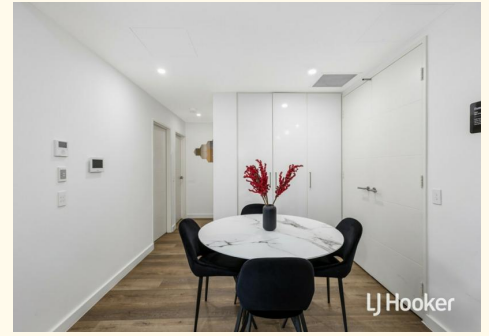
|               |  |
|---------------|--|
| Property ID   | 4H1HXY   |
| Property Type | Apartment  |
| Including     | Ensuite<br>Air Conditioning<br>Toilets (2)<br>Dishwasher<br>Built-in-Robes |

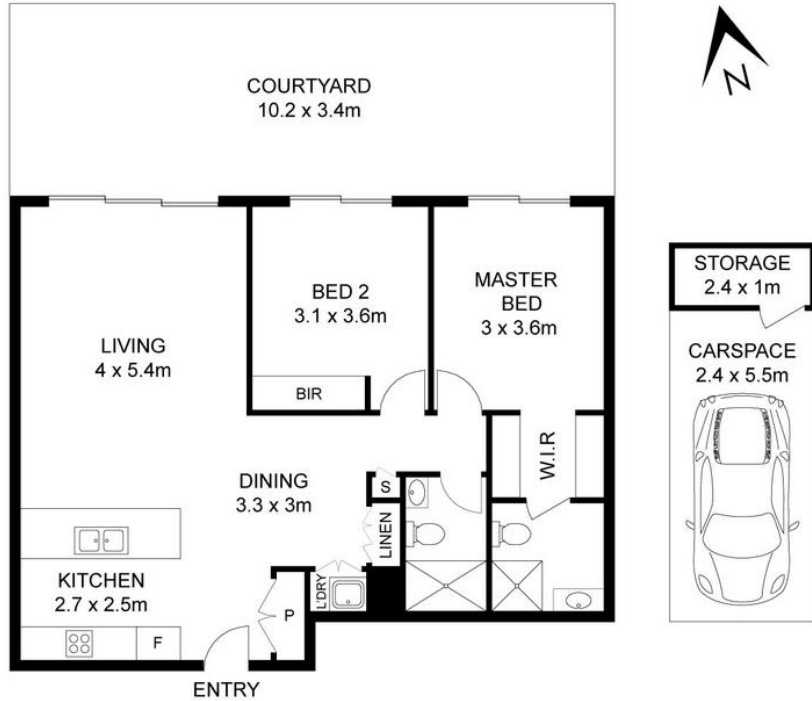
#### Kav Prasad 0423 046 793

Sales Executive | kav.prasad@ljhooker.com.au

#### LJ Hooker Schofields | Riverstone 02 9157 4077

Shop 35, 111 Railway Terrace, SCHOFIELDS NSW 2762  
schofields.ljhooker.com.au | schofields@ljhooker.com.au





## G06/75A Grima Street, Schofields

Disclaimer: Floor plans and site plans are intended as a guide only. They are not part of any legal document or title and are subject to errors, omission, and inaccuracies and should not be used as reference. Sizes and dimensions are approximate only. Interested parties should make their own enquiries. Floor plan by: Sync Studios Pty Ltd

