



## WAITARA

14/1-9 Yardley Avenue

### Elevated apartment in grand location



Located a short walk away from Waitara Station, this spacious three bedroom apartment offers a generous outdoor entertaining balcony which captures ample natural light and a leafy outlook, presenting a lifestyle of comfort and easy maintenance. Set to the rear of a well maintained complex and boasting generous proportions, this apartment will suit an array of families, with ideal positioning close by to Hornsby Westfield shopping and dining precinct, multiple transport options, and top schooling choices including Clarke Road School, Barker College, St Leo's Catholic College and Hornsby Girls High School.

- Three spacious bedrooms with built-ins, ensuite to master
- Combined lounge and dining arrangement flows to balcony
- Kitchen with gas cooking and ample storage space
- Full bathroom with separate bath and shower
- Covered entertaining balcony, air-con, ceiling fans
- Tandem garage for two cars, internal laundry
- Set in a complex that offers communal pool facilities
- 124sqm internal area, 162sqm total area on title

For further information please contact Josh Saliba on 0400 231 424.

We have obtained all information in this document from sources we believe to be reliable, however, we cannot guarantee its accuracy. Prospective purchasers are advised to carry out their own investigations.

Josh Saliba 0400 231 424

**SALIBA** Estate Agents



14/1-9 Yardley Ave, Waitara

Disclaimer- Floor Plan measurements are approximate and are for illustrative purposes only. While we cannot doubt the floor plans accuracy, we make no guarantee, warranty or representation as to the accuracy and completeness of the floor plan.

