

G21/1 Herlina Crescent, Rouse Hill, NSW, 2155



Apartment For Sale

Saturday, 21 December 2024

G21/1 Herlina Crescent, Rouse Hill, NSW, 2155

Bedrooms: 2

Bathrooms: 2

Parkings: 1

Type: Apartment



Seb Saggu
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Ground Floor Apartment in a Prime Location!

This nearly new 2-bedroom apartment, located in the heart of Rouse Hill's commercial hub, provides a contemporary and low-maintenance lifestyle with a functional layout and a spacious street-access courtyard. Recently repainted, it features generous proportions, high-end finishes, and a highly convenient location, making it an ideal choice for first-time buyers, investors, or families. Within walking distance of both Rouse Hill Village Centre and Rouse Hill Town Centre, you'll have access to over 200 shops and services, including major stores like Coles, Woolworths, Kmart, Big W, and the Rouse Hill metro station.

Key highlights:

- Ground-floor apartment with large glass sliding doors opening to a private courtyard with street access
- Interiors with high ceilings and ducted air conditioning
- Open-plan living and dining area featuring sun-drenched floorboards
- Contemporary kitchen with a 40mm stone benchtop, top-tier appliances and a rangehood vented outside
- Two spacious bedrooms with built-in wardrobes and direct access to the courtyard; the master bedroom includes an ensuite
- Chic bathrooms with floor-to-ceiling tiles, modern vanity, and shower
- Secure underground parking with additional storage cage
- Rooftop sky garden with a BBQ area and stunning panoramic views
- Excellent transport options, including a bus stop approximately 400m away with connections to the Sydney CBD
- Close to amenities, including Rouse Hill Town Centre, The Fiddler pub, and the upcoming Rouse Hill Hospital
- With affordable council, water, and strata fees, this property offers a fantastic opportunity for first-time buyers, investors, and families alike.

Approximate Rates:

Council Rates: \$280 Per Quarter

Strata: \$979 Per Quarter

Water Rates: \$303 Per Quarter

Don't miss out on this fantastic opportunity located in the heart of Rouse Hill. Contact Seb Saggi today on 0402 026 781 for more information and to schedule a viewing.

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