

**504/2 Wayman Place, Merrylands, NSW, 2160**



**Unit For Sale**

Thursday, 24 October 2024

504/2 Wayman Place, Merrylands, NSW, 2160

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 1**

**Type: Unit**



Michael Azzi  
0298971177

### **What A 3 Bedda!!!**

Looking for that perfect investment or first home without the compromise of space? Why not look at this unit positioned in one of Merryland's most sought after locations! Located within minutes walk to Merrylands Stockland shopping centre, local shops and train station.

This large 123sqm unit positioned on the 5th floor features; 3 good size bedrooms with built-ins wardrobes, Open plan lounge and dining, study area, modern polyurethane kitchen with stone bench-tops, stainless steel gas cooking and a dishwasher, modern bathroom & en-suite to the main bedroom, split system air conditioning, sunny balcony of the lounge, carpet flooring throughout and a single security car space with a storage cage just to name a few!

Secure this perfect investment or first home. Call Michael Azzi on 98971177 to arrange your inspection or to assist with any questions. Don't miss out!!!!

Approx outgoings amounts:

Strata: \$1,088.27 Per Quarter

Water: \$178.42 Per Quarter

Council: \$346.00 Per Quarter

Ray White Merrylands ONLINE enquiry policy -

All ONLINE enquiries received from this website require BOTH a day time phone number and email address. Incomplete enquiries will not be attended to.

"All information contained herein is gathered from sources we deem to be reliable. However, we cannot guarantee its accuracy and interested persons should rely on their own enquiries."