



## 176/5 Wulumay Close Rozelle NSW

2 2 3

Undergoing an extensive renovation recently this oversized top floor north facing apartment set within 'Balmain Cove' takes in commanding panoramic harbour views toward Snapper & Spectacle islands.

Boasting a free-flowing & open floor plan leading onto the sun-drenched balcony, every room uniquely encompasses spectacular harbour views. Immediately inviting, the interior space captures a wonderful sense of light and space, great for entertaining.

Found within the prized 'Balmain Cove' harbourfront complex, this magnificent property is located just moments from village cafes, restaurants, wine bars, boutique shops & express city public transport.

Property features include;

**Price** : SOLD \$2,408,000  
**Land Size** : 198 sqm  
**View** : <https://www.balmainrealty.com/1P2110>



**Scott Robertson**  
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ROZELLE  
176/5 WULUMAY CLOSE  
"The Escarpments" - Balmain Cove



### PROPERTY DETAILS

#### AREA

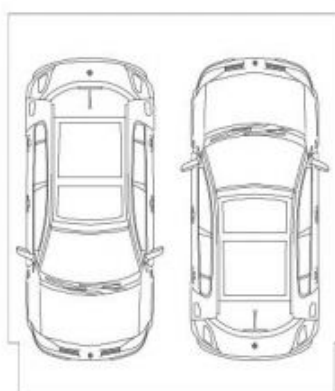
Total	198sqm
Internal & Balcony	145sqm
2 x Garages	53sqm

#### OUTGOINGS

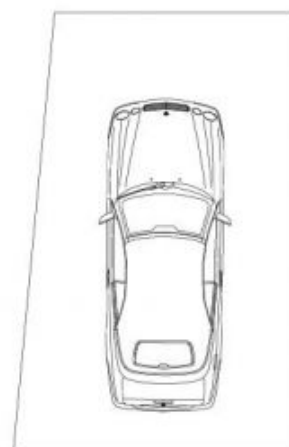
Strata	\$2,143pq
Council	\$289pq
Water	\$172pq

#### INSPECT

As advertised or by appointment



SECURE LOCK UP  
GARAGE  
5.6m x 4.9m  
(NOT ACTUAL LOCATION)



SECURE LOCK UP  
GARAGE  
6.4m x 4.2m  
(NOT ACTUAL LOCATION)



\*PLANS SHOWN ONLY INDICATIVE OF LAYOUT. DIMENSIONS ARE APPROXIMATE.

BALMAIN Realty

1300 REALTY  
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balmainrealty.com