



## Level 2/28 Warayama Place Rozelle NSW

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Sun-Filled North Facing Apartment with Water Views, Two Car Spaces and Pet Friendly

Set within the prized 'Balmain Shores' waterfront complex this two bedroom apartment features spacious open plan living set over 90sqm with a sun-drenched northerly aspect that opens onto an oversized covered balcony with distant water views.

### Property Features:

- Bright, spacious interiors set over 90sqm that flow onto a large 19sqm covered balcony with water views
- Reverse cycle air-conditioning both bedrooms
- Gourmet kitchen featuring granite benchtops, pantry & stainless appliances including gas cooktop, oven, rangehood & dishwasher

**Price** : Leased! \$790 per week  
**Building Size** : 140 sqm  
**View** : <https://www.balmainrealty.com/1P2916>



**James Middleton**  
**(02) 9818 8888**

## PROPERTY DETAILS

### AREA

Total	140sqm
Internal	90sqm
Balcony	19sqm
Parking	31sqm

### OUTGOINGS

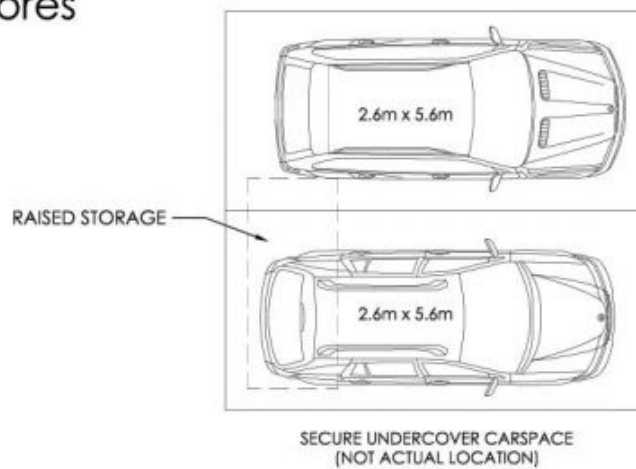
Strata	\$1,262pq
Council	\$289pq
Water	\$172pq

### INSPECT

As advertised or by appointment



**ROZELLE**  
201/28 WARAYAMA PLACE  
"Crestview" - Balmain Shores



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

**BALMAIN** Realty

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