



24 Warayama Place Rozelle NSW

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Elevated 2 Bedroom Apartment with Additional Home Office Space, Parking & Storage Cage

This superbly presented apartment offers a versatile floor plan set over an enviable 118sqm of living space with 3 separate balconies, 2 large bedrooms with an ideal space for a home office or casual living/dining area.

Located in the tightly held boutique 'Verdant' low-rise building of only 12 apartments within the 'Balmain Shores' waterfront complex, offering residents access to resort like facilities. Opportunities like this rarely present themselves.

Property features include;

- Generous open plan living with sun-filled northerly aspect
- Corner apartment with 3 separate balconies

Price : Leased! \$750 per week
Building Size : 142 sqm
View : <https://www.balmainrealty.com/1P2957>

PROPERTY DETAILS

AREA

Total	142sqm
Internal	98sqm
Balconies	20sqm
Parking	18sqm
Storage	6sqm

OUTGOINGS

Strata	\$1,650pq
Council	\$281pq
Water	\$178pq

INSPECT

As advertised or by appointment



STORAGE
2.6m x 2.5m

SECURE UNDERCOVER CARSPACE
6.2m x 3.0m
(NOT ACTUAL LOCATION)

ROZELLE
201/24 WARAYAMA PLACE
"Verdant"-Balmain Shores



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

BALMAIN Realty

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