



**101/43 Terry Street Rozelle NSW**

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Situated within the popular 'Atelier' complex, a modern, well maintained building with low strata levies, located just a moments stroll from express city transport, the waterfront with Bridgewater Park & Bay Run, with an array of local eateries & shops on your doorstep.

This modern terrace style apartment offers private gate access, giving it a feel that it is more like a house than an apartment. The property is set over 92sqm incorporating a large study room/potential 2nd bedroom with a spacious open plan living that flows directly onto a sun-filled balcony taking in a northerly aspect.

A rare opportunity to secure a premium apartment with secure parking and two storage cages in a highly sought after location. This property would make an ideal first home, city bolt hole or investment opportunity.

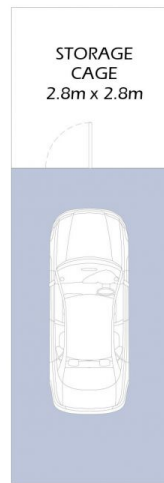
**Price** : SOLD \$1,100,000  
**Building Size** : 122 sqm  
**View** : <https://www.balmainrealty.com/1P3583>



**Scott Robertson**  
(02) 9818 8888



**Hayden Hedley**  
(02) 9818 8888



STORAGE CAGE  
2.8m x 2.8m

SECURE UNDERCOVER CAR SPACE  
5.5m x 2.8m  
(NOT ACTUAL LOCATION)



ADDITIONAL STORAGE CAGE  
6.2m x 1.2m

101/43 TERRY STREET  
ROZELLE  
"ATELIER"



\*FLOOR PLAN MEASUREMENTS ARE APPROXIMATE AND FOR ILLUSTRATIVE PURPOSES ONLY.

PROPERTY DETAILS

AREA

Total	122sqm
Internal & External	92sqm
Parking & Storage	23sqm
Additional Storage Cage	7sqm

OUTGOINGS

Strata	\$1388p/q
Council	\$338p/q
Water	\$157p/q

**BALMAIN**Realty

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