

## 206/30 Warayama Place Rozelle NSW

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Situated within the harbour-side enclave of 'Balmain Shores', this magnificent three bedroom apartment features spacious open plan interiors with a sun-filled northerly aspect and a large wrap around balcony taking in water views.

Located just a short stroll to express public transport and an abundance of cafes, restaurants, wine bars, pubs, boutique shopping and local schools, with waterfront parkland including Bridgewater Park & the Bay Run right on your doorstep.

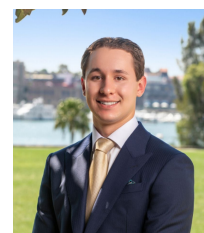
### PROPERTY FEATURES:

- Immaculately maintained interiors with plush carpet, plantation shutters and blinds
- Wrap around entertainer's balcony taking in a sun-filled

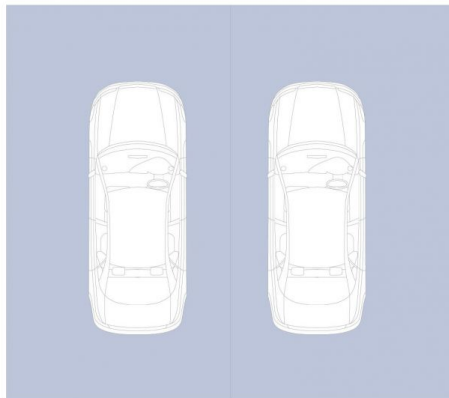
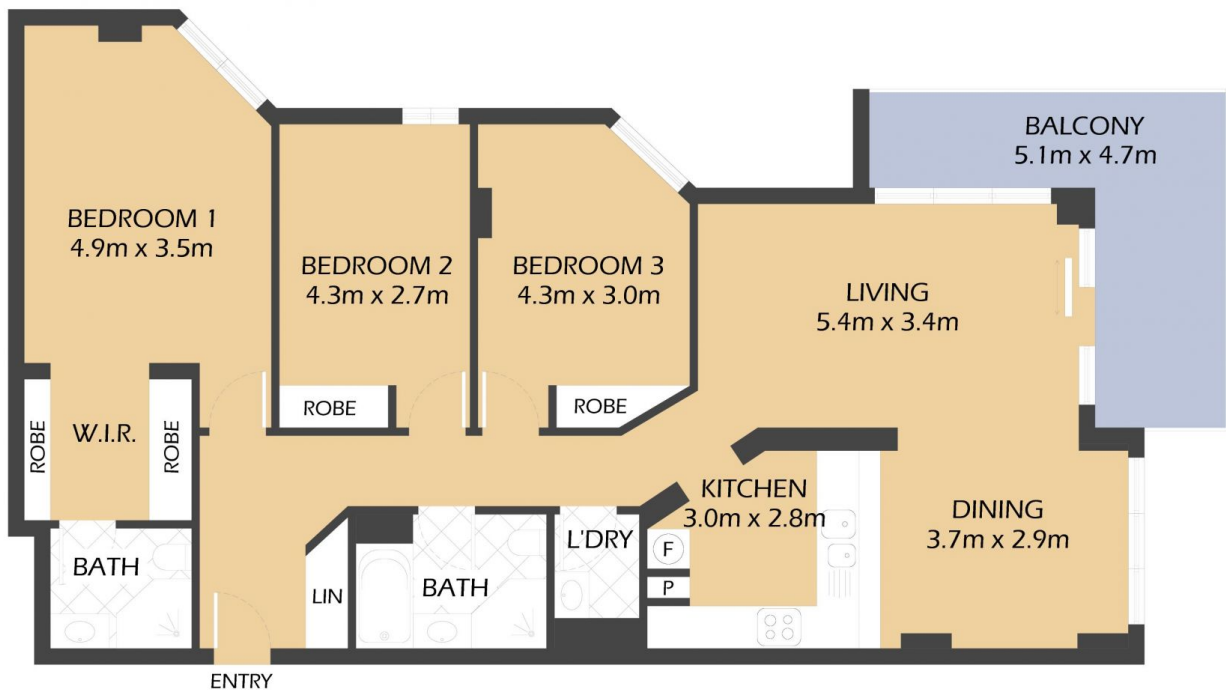
**Price** : SOLD  
**Building Size** : 151 sqm  
**View** : <https://www.balmainrealty.com/1P3698>



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SECURE UNDERCOVER  
CAR SPACES  
6.3m x 5.6m  
(NOT ACTUAL LOCATION)



206/30 WARAYAMA PLACE  
ROZELLE  
"Anchorage" – Balmain Shores



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

PROPERTY DETAILS

AREA	
Total	151sqm
Internal	105sqm
External	12sqm
Parking	34sqm
OUTGOINGS	
Strata	\$1995p/q
Council	\$338p/q
Water	\$159p/q

**BALMAIN**Realty

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