



306/31 Margaret Street Rozelle NSW

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Set within the tightly held 'The Moorings' building of the waterside Balmain Shores complex, this one bedroom apartment offers stylishly appointed interiors with timber flooring throughout, and spacious open plan living that open out to an oversized entertainer's courtyard set over an impressive 25sqm.

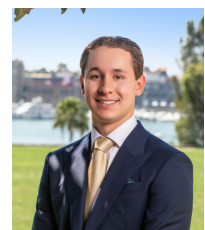
Residents have access to a number of resort like amenities including a heated indoor lap pool, outdoor plunge pool, spa, saunas and a well equipped gymnasium, with the added benefit of being on the doorstep of the Bay Run with an abundance of waterfront parkland to enjoy the outdoor lifestyle that this location has to offer.

Ideal first home, city bolt hole, or ready made investment currently leased at \$600 p/w until August 2024.

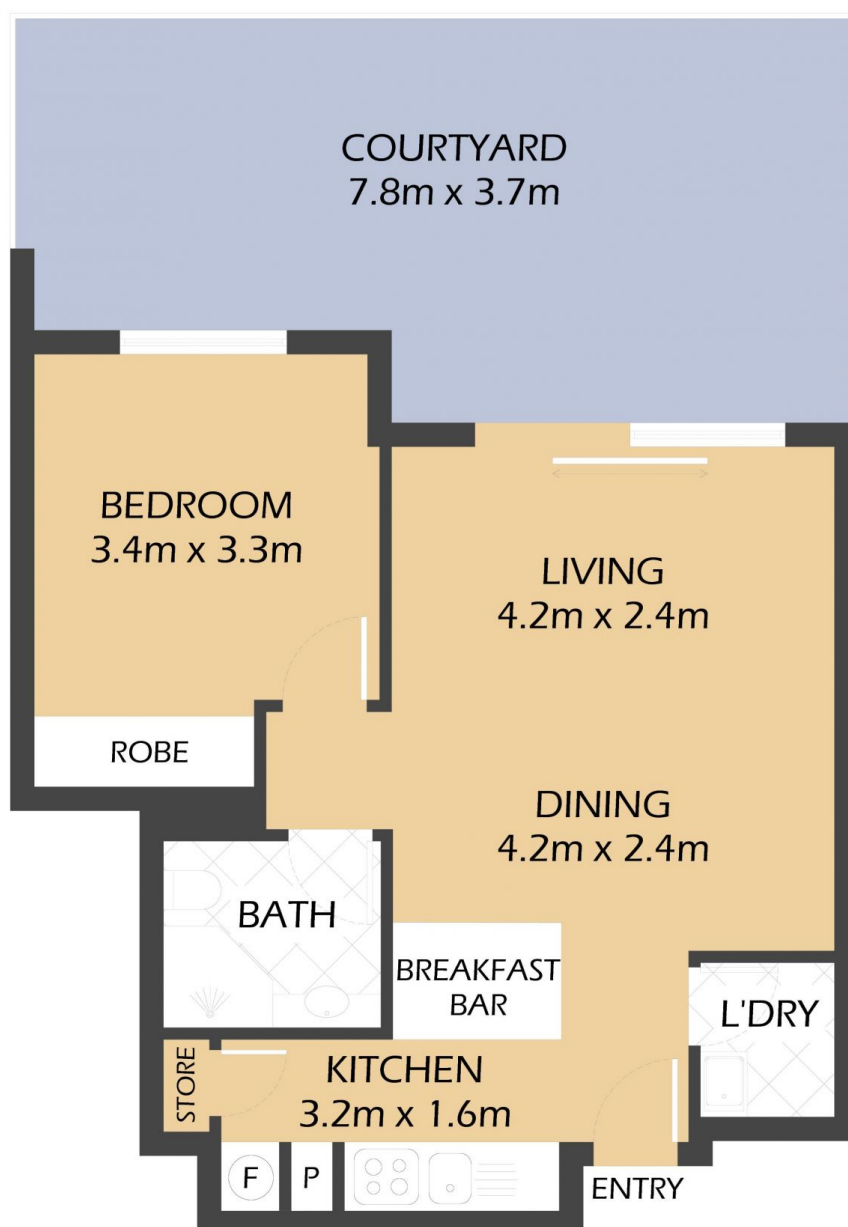
Price : SOLD \$770,000
Building Size : 75 sqm
View : <https://www.balmainrealty.com/1P3701>



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306/31 MARGARET STREET
ROZELLE
"The Moorings" – Balmain Shores



PROPERTY DETAILS

AREA

Total	75sqm
Internal	50sqm
External	25sqm

OUTGOINGS

Strata	\$919p/q
Council	\$353p/q
Water	\$173p/q

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

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