



**morton.**

**North Sydney** 302/1A Eden Street

 1  1  1

Holding deposit taken. All future inspections cancelled.

Set in a superb peaceful location convenient to both local/CBD transport and a cosmopolitan lifestyle where you are moments walk away from cafes, restaurants and only a short drive to the CBD.

- As new quality fixtures and finishes
- Sizeable balcony, overlooking tree-lined district
- East facing position, natural light throughout
- Spacious open plan living, with timber floors
- Gourmet kitchen, Smeg appliances
- Fridge and washing machine included
- Spacious bedroom, with built-in robes
- Internal laundry, with dryer
- Under cover parking space and storage cage
- Secure building, intercom and lift access

**View**

As advertised or by appointment

**Agent**

**Sarah Fowell**

 0437 492 129

 sarah@morton.com.au

**morton.com.au**

**APARTMENT 2B**

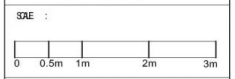
SFRA	UNIT	2B
USE		3
TYPE		1 BEDROOM
AREAS		1 BEDROOM
FRNG		1 OR FRK
INTERNAL		34 m <sup>2</sup>
BUILD		7 m <sup>2</sup>
SPACE		1 m <sup>2</sup>
FRNG		6 m <sup>2</sup>
TOTAL AREA		48 m <sup>2</sup>

KEY :

- L - LAMB
- LDY - LAUNDRY
- VD - VESTIBULE / OVER
- SB - SHOWER / SHOWER OVER
- SR - SHOWER
- C - CLOSET
- R - REFR
- IR - ICE
- SS - SINK / SINK
- DV - DRAINAGE
- OK / O - OVEN / TOP / OVEN
- PN / M - PANTRY / MICROWAVE
- US - LINED / SCREEN

COLOR KEY

- GREY
- TRAFFIC SIDE
- SELECTED SPOT ON FLOOR
- STAIR



DISCLAIMER : THE INFORMATION IS SET OUT AS A GENERAL GUIDE FOR THE PURPOSES OF REFERENCE ONLY AND IS NOT INTENDED TO BE USED AS A BASIS FOR ANY DECISIONS OR ACTIONS. THE INFORMATION IS PROVIDED AS IS AND WITHOUT WARRANTY, REPRESENTATION OR GUARANTEE. THE USER SHALL BE RESPONSIBLE FOR VERIFYING THE ACCURACY OF THE INFORMATION AND FOR OBTAINING ANY NECESSARY PROFESSIONAL ADVICE. THE INFORMATION IS NOT TO BE USED FOR ANY PURPOSES OTHER THAN THAT FOR WHICH IT IS PROVIDED. THE INFORMATION IS NOT TO BE USED FOR ANY PURPOSES OTHER THAN THAT FOR WHICH IT IS PROVIDED.



**TOTAL AREA 61 m<sup>2</sup>**