



morton.

SYDNEY 213/45 Shelley Street

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Combined open plan living/dining area flows out to an intimate east facing balcony with a leafy outlook.
Double bedroom with built in wardrobes and direct access to the balcony.
Sleek kitchen with stainless steel appliances including dishwasher.
Designer bathroom with internal laundry complete with dryer.
Study/2nd bedroom can accommodate a single bed.
Reverse cycle ducted air conditioning throughout.
Secure underground parking.
24 hour security.
Great location, only moments to the CBD and Sydney's vibrant harbourfront.
Currently Tenanted for \$350/wk

Admin - \$1002.69 approx per quarter
Sinking - \$230.16 approx per quarter

View

As advertised or by appointment

Agent

Morton Real Estate

1300 858 221

info@morton.com.au

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Sydney

* note
all measurements are approximate only.
Plan is provided only as an indication of layout.

