



morton.

401/38 Hickson Road

A rare opportunity to secure a spacious 2 bedroom in boutique building The Bond in the Northern CBD. Boasting a spacious 107sqm floor plan the apartment has a massive internal storage room which could easily be converted into large work from home study. This light filled apartment is situated on the South West corner with only one common wall and has large windows throughout plus a clever enclosable balcony with adjustable privacy shutters. The open plan living and dining area flows to a modern kitchen with chic stainless steel appliances, integrated dishwasher and caeser stone finishes. There are two large double bedrooms, master with en suite and walk-in robe and additional features include internal laundry, reverse cycle air conditioning, secure parking space and separate lock up storage cage on title. Set in a tightly held building of only 49 apartments within a short walk from The Rocks, Wynyard Station & Walsh Bay with direct access to Kent Street from the rear of the building. Up and coming area with great potential for capital growth and strong demand for corporate tenancies. Expected rental return of approximately \$850 per week unfurnished. Well maintained

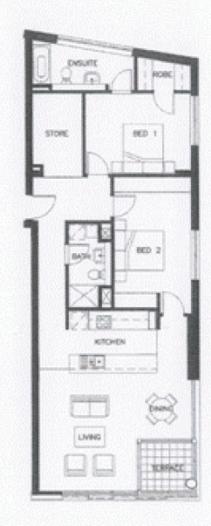
View

As advertised or by appointment

Agent

Morton RE

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 total area
 external area

 107m²
 4m²

 internal area
 basement storage area
 parking one

 103m²
 4.5m²
 one
 apartment 401

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