



# morton.

**Sydney** 615/35 Shelley Street

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Exuding a seamless blend of style, comfort, and convenience, this welcoming apartment epitomises the essence of laid-back urban living. Spanning a generous 85sqm, the property is thoughtfully designed to offer glimpses of the water and is ideally nestled in a prestigious harbourside enclave.

- Spacious undercover balcony perfect for entertaining
- Master bedroom featuring an ensuite and a study nook
- Open-plan lounge and dining with seamless transition onto the balcony
- Gas kitchen is equipped with CaesarStone countertops, ample storage
- The main bathroom features a bathtub and a European-style laundry
- Perfect opportunity for investment, city base, or primary residence
- Concierge, swimming pool, gym, sauna, 24h security, separate storage cage
- Conveniently located within walking distance to Wynyard, ferries, theatres, and parklands

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### View

As advertised or by appointment

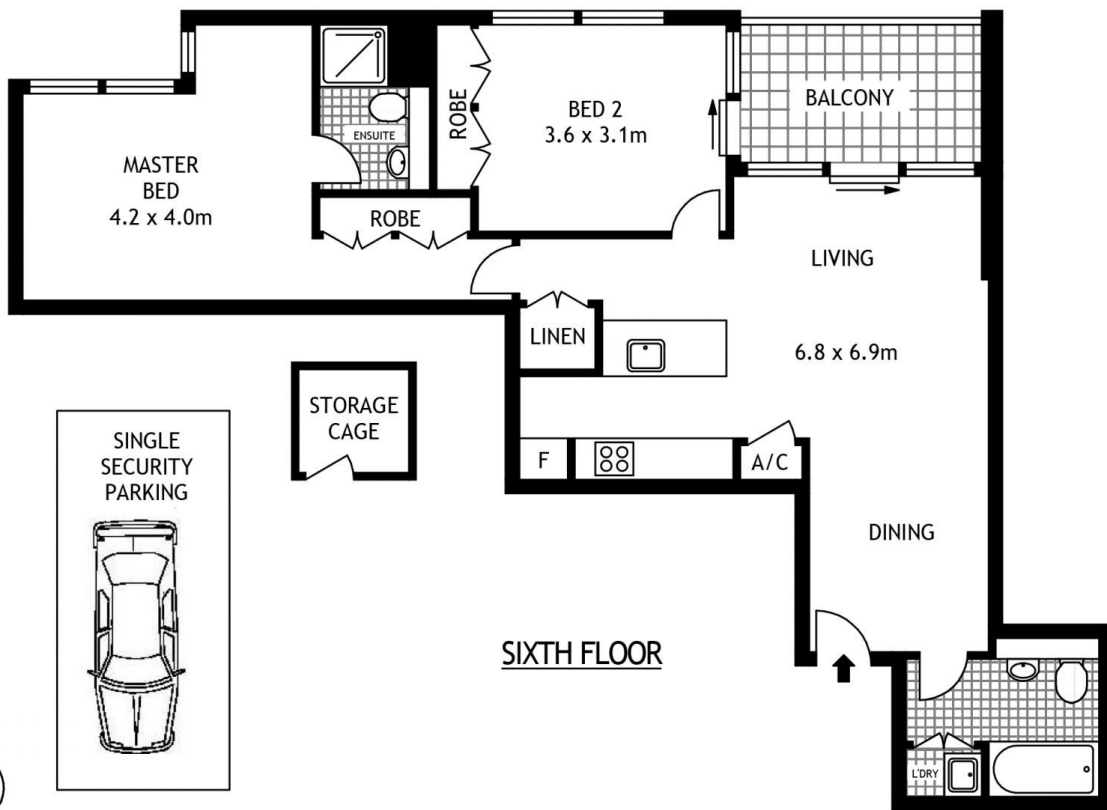
### Agents

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615/35 SHELLEY STREET

SYDNEY

SCAPE Floor Planing Disclaimer: This floor plan is conceptual only. It is provided for illustrative purposes only and should not be relied upon. We make no guarantees to the correctness of this plan. All interested parties should make and rely on their own enquiries in determining the accuracy of the information contained in this floor plan.