

**FOR SALE**



30/29-33 Epsom Road, Rosebery NSW 2018

 1 bed  1 bath

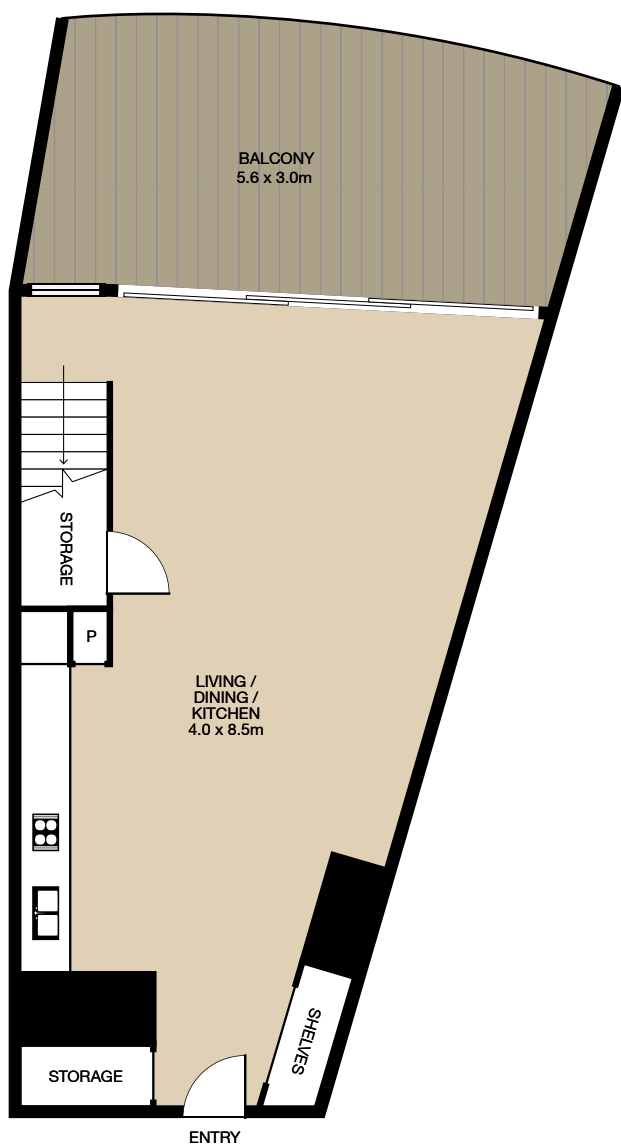
## SUPER LARGE ONE-BEDROOM LOFT + SEPARATE STUDY

Enjoy the comfort and convenience of living in the CODA security complex, only moments to: Shops, restaurants, cafes, transport and direct bus to University of NSW, Sydney CBD and Prince of Wales Hospital.

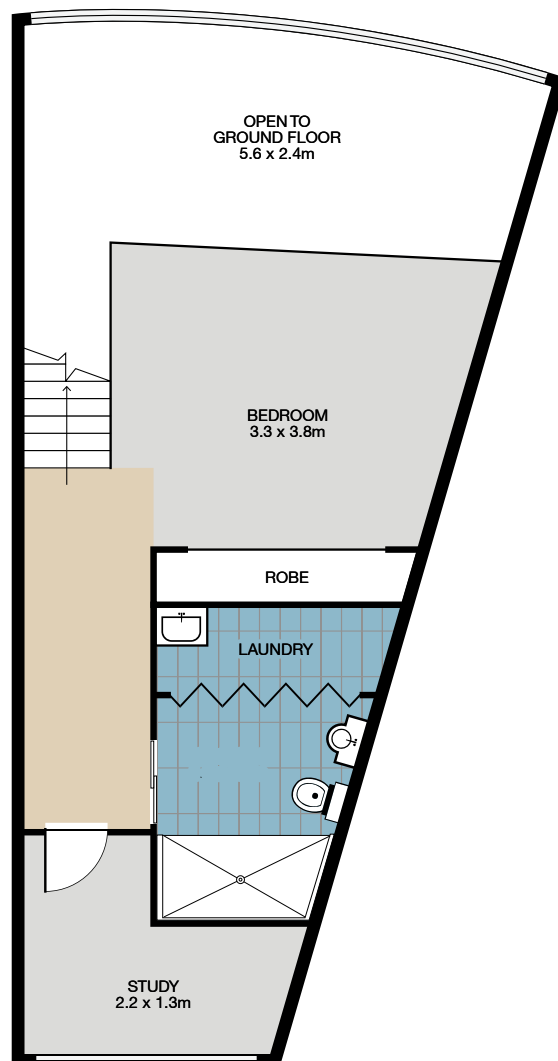
- Large double loft style bedroom with built-in wardrobe
- Additional separate study room
- Balcony which doubles as an enclosed sunroom
- Modern bathroom
- Modern kitchen with gas cooking, stainless steel appliances and dishwasher
- Internal laundry with dishwasher
- Common area BBQ with large landscaped garden area



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Level 3



Level 4



Property Specifications:	Levies are approximately per quarter:	Strata Manager:
Total Size: 82m <sup>2</sup>	Strata:\$1,430	Precise Property
Internal:	Council:\$360	Ph: 02 9091 0369
54m <sup>2</sup> (Level 3, including balcony)	Water:\$160	SP79951 LOT37
+ 28m <sup>2</sup> (Level 4, including balcony)	29-33 Epsom Road, Rosebery was completed in 2007	