

## Unit 7/10 Melrose Ave, Wiley Park, NSW 2195

\$375,000

Unit 2  1  1 



### UPDATED TWO BEDROOM UNIT – CURRENTLY LEASED TO LONG TE

Proudly presented to you by Simon Keremelevski, this unit block is set back from the street in a private resort style setting.

This ground level light filled updated apartment is ideal for any 1st home buyers or investors looking to get into the local market.

**Open for Inspection**

By Appointment.

Features of this property include:

- \* Well appointed lounge and dining with stunning natural light flowing out to balcony which overlooks the manicured garden.
- \* Two spacious bedrooms both featuring built-ins.
- \* Updated bathroom with separate laundry room
- \* Neat and tidy kitchen with plenty of storage and s/s appliances
- \* Reverse cycle air-conditioning.
- \* Registered car space
- \* Buyers note: We have 3 Units to choose from within this complex.

Central handy location only minutes away from local schools primary and secondary, Wiley Park station and Metro (due for completion in 2024), local parks, Roselands Centro, popular Haldon Street shopping precinct and main roads and M5.

OUTGOINGS PER QTR:

WATER \$156

STRATA \$727

Contact: Simon Keremelevski on 0413-077-217 or [skere.bankstown@ljhooker.com.au](mailto:skere.bankstown@ljhooker.com.au)

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