



37 Ballar Avenue Gymea Bay NSW

 4  3  2

### Brand New Four bedroom Duplex

This impeccably presented contemporary townhouse showcases designer and quality inclusions throughout, with light filled interiors and a range of quality appliances.

This luxurious home offers fluid and spacious interiors which flow seamlessly to the covered outdoor entertaining area and level enclosed rear yard. Offering easy low maintenance living the property is set only a short stroll to all amenities.

- Choice of two living areas
- Stone kitchen with stainless steel gas appliances and breakfast bar
- Oversize bedrooms each with built-ins and two with ensuite bathrooms
- Complete bathroom with separate bath and shower
- Covered entertaining area leading to level garden
- Sun filled interiors, quality timber flooring throughout

**Type** : House  
**Date Available** : Monday, 30th November 2020  
**Bond** : 4,000  
**View** : <https://www.brookes.net.au/lease/nsw/sutherland/gymea-bay/residential/house/6009584>

**Jodie Heeks**  
 m: 0413 447 299  
 o: 9546 8666  
 e: [jh@brookes.net.au](mailto:jh@brookes.net.au)

**Alexander Lapinski**  
 m: 0411 380 010  
 o: 9546 8666  
 e: [al@brookes.net.au](mailto:al@brookes.net.au)