



95/ 1 Railway Pde, Burwood



## Spacious living in the heart of Burwood

With a contemporary design complemented by stylish finishes, this large 2 bedroom apartment provides an intelligent design by creating a balance of private living space and an open entertainment area. The double Winter Gardens invite even more natural light from the East aspect on the one end, to the warm afternoon sun from the West aspect on the other end.

Burwood has a thriving Chinese community, where you will be immersed within the strong heritage of the Chinese culture. Experience the mouth-watering street food in Chinatown, or enjoy exploring the many private shops with unique products in Burwood Road and Railway Parade. For the keen shopper, the fashion retailers in Westfield shopping centre is the place to be, or if you simply want to enjoy the fresh open air and green surrounds, then Burwood Park will deliver. Positioned in this well-kept security building, you have immediate access to multiple public transport routes via train and bus, that will make commuting a breeze or open up the way to travel to any of your desired destinations. This sought-after apartment boasts a perfect combination of prime location, ultra convenience and an enjoyable lifestyle.

### Quick Facts:

- 2 Large Bedrooms both with built-in wardrobes
- Master bedroom with private Winter Garden
- 2 Bathrooms including 1 ensuite with bath
- 1 Parking in secure basement with storage cage
- Double Brick wall throughout
- Gourmet kitchen with island benchtop & European appliances (Gas cooktop,

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### Price

SOLD for  
\$680,000,000

### Property Type

Residential

Property ID 95

### Agent Details

Marcell Irawan - 0412 028 856

### Office Details

Rosebery  
461 Gardeners Road Rosebery NSW  
1445  
0430 065 188

**BRITTON**  
REAL ESTATE

Rangehood and built-in Dishwasher)

- Internal Laundry with dryer
- Ducted air conditioning & Indoor swimming pool facility
- Video intercom & security lift access

About the area:

- Immediate access to Burwood Train Station with direct line to CBD
- 2min walk to multiple bus stops with routes that include 407, 408, 410, 415, 418, 420, 420N, 464, 466, 490, 492, M90, N50, N60, N61. With 5min walk to more bus routes at Westfield Shopping Centre such as 458, 461, 525, 526 and 530
- Burwood plaza moments away, within walking distance to Westfield Shopping Centre, Event cinemas, cafes, restaurants, 24/7 gyms, child care centres and the library.

It is also within the catchment of some elite schools such as Burwood Primary, MLC, Trinity Grammar and Meriden.

Total area: 103sqm (including 17sqm of Winter Garden)

Strata levy: Admin Fund \$998.96 pq; Capital Funds \$121.10 pq

Council rate: \$415 pq

Water rate: \$183.24 pq

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