

**1/111 Brown Street, East Perth, WA 6004**



**Apartment For Sale**

Tuesday, 7 May 2024

1/111 Brown Street, East Perth, WA 6004

**Bedrooms: 1**

**Bathrooms: 1**

**Parkings: 1**

**Type: Apartment**



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## Expressions of Interest

Located in a tranquil area, this ground-floor apartment features a private front-door entrance directly to the street. The stylish one-bedroom one-bathroom layout seamlessly blends modern living with unparalleled convenience in the east end of town. This home offers charm and character with an open plan kitchen, glass splashback, ample storage space, quality stone bench tops, stainless steel appliances including range hood, gas cooktop and a dishwasher. Low maintenance timber look flooring graces the open plan living and dining. A spacious main bedroom with built-in mirrored wardrobes, wooden floor boards, well-appointed bathroom with shower and vanity and a separate toilet for convenience. A charming gated alcove provides a peaceful retreat with timber-lined ceiling and paved flooring. A perfect inner-city location as it's a walking distance to breweries and distilleries as well as picturesque Swan River and the Claisebrook Cove waterfront. Short distance to Optus Stadium, Crown Casino and the Wellington Square. A very close proximity to public transport and the free CAT bus route into the CBD, shopping centres, pubs and clubs, restaurants, and cafes.

Features: \* 1 bedroom, 1 bathroom \* Open plan living and dining \* Well-appointed and practical kitchen with ample storage \* Separate laundry \* Split air conditioning \* Down lights \* Ground floor front street entrance \* One secured locked gate garage

Points of Interest (distance approximate): \* 400m to Claisebrook Train Station \* 400m to Swan River \* 700m to Victoria Gardens \* 750m to Wellington St Square \* 800m to Mardalup Park \* 1.6km to Perth CBD \* 1.7km to Optus Stadium

Rates and Dimensions (approximate): \* Total Area 73 sqm \* Living Area 54 sqm \* Council Rates \$1,674 pa \* Water Rates \$1,164 pa \* Strata Fees \$217 pq

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