

# 1/23 Green Road, Hillarys, WA 6025

THE AGENCY

## House For Sale

Wednesday, 8 May 2024

1/23 Green Road, Hillarys, WA 6025

Bedrooms: 2

Bathrooms: 2

Parkings: 2

Area: 123 m2

Type: House



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## From Mid \$700's

Modern urban living awaits you here from within the walls of this quality 2 bedroom 2 bathroom ground-level apartment that splendidly overlooks beautiful James Cook Park across the road and finds itself situated only minutes away from our pristine Western Australian coastline. Perfectly positioned to suit those from all walks of life, this stylish pad boasts arguably the best spot in the entire complex and welcomes you inside via a breezy open-plan living, dining and kitchen area. The well-appointed kitchen itself plays host to sparkling stone bench tops, double sinks, a microwave nook, a dishwasher, electric range-hood, hotplate and oven appliances and a single-door storage pantry. Seamless outdoor access off the living space reveals a delightful enclosed alfresco courtyard, splendidly overlooking the lovely tree-lined parkland on the other side of the street. A storeroom can be found off the alfresco, also. Both bedrooms are carpeted for comfort and have their own built-in wardrobes, inclusive of a larger master suite where an intimate fully-tiled ensuite bathroom is the difference – home to a shower, toilet, stone vanity and more. In between the bedrooms sits a cleverly-concealed European-style laundry behind sliding doors – complete with stone bench tops, tiled splashbacks and over-head and under-bench storage cabinetry. The fully-tiled second bathroom is almost identical and also comprises of a shower, toilet, stone-vanity basin and under-bench storage. Back outside, there are two tandem under-cover car bays allocated to the apartment, only metres from your front door. You will absolutely love this apartment's very close proximity to the beach, Hillarys Boat Harbour and Westfield Whitford City Shopping Centre around the corner, with even the stunning lakeside Mawson Park, fantastic children's playgrounds and excellent medical facilities only walking distance away, as well. The likes of Duncraig Senior High School, Sacred Heart College, Hillarys Primary School, St Mark's Anglican Community School, bus stops, trendy cafes and restaurants, more shopping at Hillarys Shopping Centre, additional public transport at Whitfords Station, the freeway, the new Hillarys Beach Club are also nearby and very much within arm's reach, too. Coastal convenience has never been more impressive! Other features include, but are not limited to:

- Low-maintenance timber-look flooring
- Pleasant park views from the master suite
- Sleek white cabinetry
- Down lights
- Feature ceiling cornices
- Skirting boards
- Quality modern blind fittings
- Easy-care artificial turf to the front courtyard
- Nearby off-street parking bays on the side of Green Road – for your guests and visitors to utilise

Disclaimer: This information is provided for general information purposes only and is based on information provided by the Seller and may be subject to change. No warranty or representation is made as to its accuracy and interested parties should place no reliance on it and should make their own independent enquiries.