

1/62 Hardey Road, Belmont, WA 6104

Unit For Sale

Wednesday, 13 December 2023



1/62 Hardey Road, Belmont, WA 6104

Bedrooms: 1

Bathrooms: 1

Parkings: 1

Type: Unit



Raveen Liyanage
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Awaiting Price Guide

Boasting its own gated access from the street, this impressive ground-floor one-bedroom one-bathroom apartment at the front of the complex is arguably in the best position of them all, offering modern low-maintenance "lock-up-and-leave" living for first-home buyers, singles, couples, down-sizers and tenants of astute investors alike. The open-plan living, dining and kitchen area both welcomes you inside and acts as the hub of the apartment, playing host to tiled splashbacks, sleek white cabinetry, a microwave nook, a stainless-steel dishwasher and quality electric range-hood, hotplate and oven appliances for cooking. It all flows out to a private alfresco-entertaining courtyard that can be found hidden behind the front gate. The perfect place to sit and relax, without a worry in the world. Back inside, the bedroom is carpeted for comfort and comprises of mirrored built-in wardrobes. Making the most of both the floor and wall space on offer is a combined bathroom-come-laundry with a shower, toilet, powder vanity, a separate wash trough and plenty of built-in storage space. Within the living area, there is more than enough room for a study nook too - if you are that way inclined. Other features include, but are not limited to:

- Secure gated complex
- Easy-care timber-look flooring
- Split-system air-conditioning in the living area and bedroom
- Kitchen pantry
- Down lights
- Skirting boards
- Instantaneous gas hot-water system
- Secure single car bay
- Storeroom
- Visitor-parking bays at the front of the complex

This secure development backs on to the lovely lakeside Centenary Park and sits only footsteps away from bus stops, restaurants, Ascot Racecourse and our picturesque Swan River. Its ultra-convenient location in the "top end" of Belmont is also close to the new Redcliffe Railway Station, excellent schools, shopping at Belmont Forum, Perth Airport, the DFO Perth shopping centre, Burswood's iconic Crown Towers, our world-class Optus Stadium and even our vibrant Perth CBD. When living here, nothing is too far away from your front door - that's for sure!

Distances to (approx.):

- Ascot Racecourse - 1.3km
- Redcliffe Railway Station - 2.8km
- Belmont Forum Shopping Centre - 3.2km
- Perth CBD - 8.7km
- Perth Airport (T1 & T2) - 9.4km

Water rates: \$1,058.79 p/a (approx.) - For period 01/07/2022 to 30/06/2023
Council rates: \$1278.15 p/a (approx.)
Strata fees: \$450 p/q (approx.)

Disclaimer: Whilst every care has been taken in the preparation of this advertisement, accuracy cannot be guaranteed. Prospective purchasers should make their own enquiries to satisfy themselves on all pertinent matters. Details herein do not constitute any representation by the Vendor or the agent and are expressly excluded from any contract.