

1/64 Fifth Road, Armadale, WA 6112



House For Sale

Tuesday, 9 April 2024

1/64 Fifth Road, Armadale, WA 6112

Bedrooms: 2

Bathrooms: 1

Parkings: 1

Area: 130 m2

Type: House



Ash Swarts
0894959999



Ashton Dekker
0894959999

UNDER OFFER

Well presented and well maintained villa located at the front of the complex amongst the gardens, this low maintenance home has 2 bedrooms and 1 bathroom. **INSIDE:** This property offers a big open plan living and dining area is perfect for entertaining guests or relaxing with family. Reverse cycle air-conditioning provides climate control, no matter the weather. The kitchen is updated and boasts stainless steel appliances. The master bedroom includes a walk-in-robe, with both bedrooms well sized. The bathroom is updated also with access handrails to the shower. **OUTSIDE:** A great outdoor space, with patio and courtyard area out the back to relax. The property features a garage, and visitor parking available at the complex. **INVESTORS:** House will be vacant at settlement. Current Rental Appraisal is \$400-420/pw. There is a demand for tenants that are looking for properties like this one! This is a set and forget, easy-care investment. **LOCATION:** Located in the sought-after suburb of Armadale, this property is conveniently close to the Armadale CBD offering a generous choice of retail shopping outlets, casual eateries, pubs, recreation and cinemas. Close access to public transport and schools. **HOW TO VIEW:** WALKTHROUGH video available on request. In person viewings available by appointment only. Please enquire on this property and we will be in touch to assist you with any questions you might have. **PROPERTY PARTICULARS:** • Build Year: 1978 • Block Size: 130sqm • Living Size: 72 sqm • Zoning: R40 • Water Rates: \$862/pa • Council Rates: \$1,915/pa • Strata Rates: \$537/pq • Rental Appraisal: \$400-420/pw (all values are approximated)