

**1/68 Nollamara Avenue, Nollamara, WA 6061**



**Sold Apartment**

Monday, 4 March 2024

1/68 Nollamara Avenue, Nollamara, WA 6061

**Bedrooms: 2**

**Bathrooms: 2**

**Parkings: 1**

**Type: Apartment**



Vanessa Tuttle

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**\$432,000**

Step into contemporary living with our beautiful ground floor 2 bedroom, 2 bathroom apartment that combines style & comfort. Modern Charm: Experience the pleasure of modern design with this apartment, featuring an open-plan layout that maximises natural light. The ground floor convenience allows easy access to your tranquil abode. 2 Bedrooms: Unwind in two generously sized bedrooms designed for your comfort and privacy. Each room boasts ample closet space and windows to embrace light. 2 Bathrooms: Enjoy the convenience of two beautifully appointed bathrooms, including an en-suite for the master bedroom, adorned with sleek fixtures and finishes. Modern Kitchen: The heart of the home, the kitchen, is equipped with lovely appliances and an overload of storage including overhead cupboards, perfect for creating culinary delights. Living space: Stunning high gloss tiles through out the living areas with a dining area perfect for entertaining. This space looks outside to the outdoor entertaining area. Air-Conditioning: 2 split system air-conditioners for climate control. Outdoor Space: Relish in the outdoors with a private patio, providing a perfect spot for relaxation or entertainment. Convenient Parking: Parking is a breeze with your designated spot, ensuring convenience for you. Prime Location: Ideally situated in a sought-after area, close to amenities, shopping, dining, and excellent transportation options for a convenient lifestyle. EXTRAS: Security screens Roller Shutters The list goes on so come along so you don't miss at the first home open. Ready for You: Move-in ready, this immaculate apartment offers the lifestyle you deserve with modern features and a welcoming ambiance. LOVELY TENANCY IN PLACE TILL 15/7/24 @\$560 PER WEEK STRATA LEVIES: Increased levy from 23-24 \$787.50 per quarter LEVIES TO BE REVIEWED AFTER FINANCIAL YEAR COUNCIL RATES: Approx \$1547.78 WATER RATES: Approx \$1,031.55 BUILT: 2017 LAND: 96sqm INTERNALS: 69sqm Disclaimer: Whilst care has been taken in the preparation of the marketing on this property, accuracy cannot be guaranteed. Prospective clients should make their own enquiries to satisfy themselves. Details herein do not constitute any representation by the owner or the owner Agent and are expressly excluded from any contract/agreement.