

**11/4 Lichfield Street, Victoria Park, WA 6100**



**Sold Apartment**

Friday, 6 October 2023

11/4 Lichfield Street, Victoria Park, WA 6100

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Type: Apartment**



Fulton Borthwick  
0894737777

**\$523,000**

Proudly Presented by Fulton Borthwick Chic and modern TOP floor apartment offering, OPEN PLAN living, EXCELLENT sized bedrooms, SUPERB location, QUALITY finishes, City SKYLINE VIEWS and featuring: \* 3 bedrooms 2 with built in robes - Master has mirrored robes / and third bedroom can be used as guest bedroom / office / study or even a formal dining! \* 2 well-appointed bathrooms (ensuite to master) \* Beautiful modern and functional kitchen with Essastone bench tops, high-quality stainless-steel appliances, Whirlpool dishwasher, Blanco Rangehood & heaps of cupboard and benchtop space plus pantry \* Beautiful porcelain tiles to the great size living / dining / kitchen space \* Gas point in main living area \* Parking for 2 cars behind your own security gate \* Split air conditioning in family \* Excellent sized balcony under main roof for alfresco dining / entertaining family and friends \* Laundry \* Separate WC \* Spa and BBQ area in complex \* Total strata area of 133m<sup>2</sup> - (main 94sqm | balcony 11sqm | carport 25sqm | Store 3sqm) \* Intercom access \* Storage \* NBN (FTTH) - the good one! \* Strata fee \$1,141.25pq (Admin \$933.75pq + Reserve \$207.50pq) \* Council fee \$1,805.63 (23/23FY) \* Water \$1,120.42 (01/07/22 to 30/06/23) LOCATION is just Ultra Convenient! \* Stone's throw from the vibrant Victoria Park cafe and restaurant strip \* Metres to Victoria Park Central shopping centre \* Walk to the Victoria Park train station & bus routes \* Short stroll to Ursula Frayne Catholic College \* Minutes' drive away from Crown Complex, Optus Stadium and Lathlain oval \* Only 4kms to Perth CBD & 1.5kms to the banks of the Swan River. Put this right on the top of your list. An absolute must see in this vibrant and fast-growing suburb! Please call Fulton Borthwick on 0481 19 44 39 for further information or inspection arrangements. I look forward to welcoming you to our home opens. 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.