

**11/98 Terrace Road, East Perth, WA 6004**



**Sold Apartment**

Tuesday, 15 August 2023

11/98 Terrace Road, East Perth, WA 6004

**Bedrooms: 2**

**Bathrooms: 2**

**Parkings: 2**

**Area: 108 m2**

**Type: Apartment**

**\$645,000**

**SOLD BY CHRIS O'BRIEN** LOW LEVEL APARTMENT WITH VIEWS! - LEVEL 2, REFLECTIONS WEST APARTMENT - UPGRADED WOODEN FLOORING TO MAIN AREAS- TWO CAR BAYS Positioned perfectly on the 2nd floor of the exclusive Reflections East building, walk into a modern open plan apartment with a feeling of seclusion and privacy, while enjoying spectacular Swan River views. Sharing its position on Terrace Road with a quiet cul-de-sac and a stairway to the CBD, you will be wanting to call this home as soon as you step inside! On the 2nd floor, you will find this beautifully maintained apartment with a spacious open plan dining and living area with stunning wood floors and ample storage. This cleverly designed apartment offers a masterful floor plan that utilises every inch of the 85sqm internal space to provide a sophisticated, free flowing kitchen, dining and living area which in turn opens to a large bright and airy 23sqm entertainer's balcony enjoying the finest of views. The master bedroom enjoys a modern ensuite and balcony access, and the second bedroom is serviced by the second bathroom and is light filled with a floor to ceiling north facing window. Located on the River with views extending as far as the eye can see, Reflections Waterfront Apartments offers a resort lifestyle in the heart of the City. Only the tranquil expanse of Langley Park separates the apartments from the Swan River. This prestigious address includes world class facilities such as a 21 metre heated lap pool, heated outdoor spa, barbeque/bar area, leisure and games area, tennis court and gymnasium. **FEATURES INCLUDE:-** 2009 built - 2nd floor south facing Reflections East Waterfront Apartment- Perfectly maintained and presented 85sqm of internal living - Open plan living & dining area- 23sqm entertainer's balcony with glorious Swan River & Langley Park views- Kitchen finished with premium Miele appliances including gas cooktop, integrated dishwasher, microwave & electric oven.- Stone benchtop with breakfast bar - Spacious master bedroom with river views, direct balcony access, built in robe & ensuite bathroom- Ensuite bathroom with floor to ceiling tiling, separate shower and vanity- Bedroom 2 with built in robe and floor to ceiling north window overlooking tennis court- 2nd bathroom/laundry featuring floor to ceiling tiling, shower, bath tub, vanity, toilet and quality tap fittings- Ducted reverse cycle air-conditioning- Full video security intercom- 2 secure car bays (tandem)- Fantastic resort lifestyle facilities including tennis court, pool, spa, gym, function room and outdoor BBQ **DIMENSIONS:** Internal: 85sqm, Balcony: 23sqm, Car Bays: 26sqm, Secure Store: 4qm, Total: 138sqm **RATES:** Council: \$2,330.75 p/a Water: \$1,585.35 p/a Strata: \$1,238.13 p/q (Admin) + \$510.00 p/q (Reserve) = \$1,748.13 p/q **NEARBY AMENITIES INCLUDE:-** Directly opposite Langley Park and Swan River, access to walking and cycle paths- 200m to public transport (Free CBD Transit Zone), 1.2km to Mclver Train Station- 1km to Elizabeth Quay waterfront, pop-up bars and events, ferry, restaurants and river access for boating- 1.1km to CBD, Hay Street Mall, shopping and more- 1.2km to Lake Vasto and Point Fraser with Embargo Bar, Cafes, Restaurants- 1.5km to Royal Street cafes, shops and Claisebrook Cove- 1.8km to Matagarup Bridge, access to Optus Stadium, The Camfield and Crown Resorts- Within 4km radius to Perth hotspots, Northbridge, Highgate, Mt Lawley, Victoria Park and South Perth- 12km to City Beach, 13km to Perth Airport