

12/1 Sunlander Drive, Currambine, WA 6028

slp.

Sold Apartment

Sunday, 13 August 2023

12/1 Sunlander Drive, Currambine, WA 6028

Bedrooms: 1

Bathrooms: 1

Parkings: 1

Area: 61 m²

Type: Apartment

\$315,000

A stand-out from the competition! This 1-bedroom, 1-bathroom executive ground floor apartment with private courtyard is located in the "The Grange Apartments", a secure gated complex with resort style living at your fingertips! Perfectly positioned in the desirable suburb of Currumbine with the convenience of the Currumbine train station on your doorstep! Features include but not limited to: *Split system air conditioning* Lockable storage located in private garden*Stunning open plan kitchen, lounge and dining with garden views*Large garden with under cover patio area and artificial lawn * King-sized master suite with floor to ceiling mirror robes * Enclosed laundry alcove and linen cupboard * Study nook with built-in desk* 1x Car bay located outside apartment for easy access* Small shed Complex features: * Huge swimming pool with sun loungers* Well equipped gym and * Communal entertaining area with BBQ's* The secure gated community features a full-time on-site caretakerSTRATA: Admin Fund - \$643.25 per quarter (including building insurance) Reserve Fund: \$191.75 per quarter Water Rates - \$148.54 every 2 months PETS: No pets permitted VIEWING ACCESS: Please enter opposite service station entrance RENT POTENTIAL: Similar homes in the area are renting in the vicinity of \$375-400 pw, currently tenanted until 1/9/23. Call or message us for a detailed rental comparables report if you are looking to invest.Contact Mike today for a private viewing!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.