

**12/58 Nannine Place, Rivervale, WA 6103**



**Sold Unit**

Friday, 10 May 2024

12/58 Nannine Place, Rivervale, WA 6103

**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 1**

**Area: 67 m2**

**Type: Unit**



Anil Singh

0423276674

**\$380,000**

Come home to space and convenience with this two-bedroom apartment perched on the shores of the Swan River! This property offers two well-sized bedrooms, an open plan design and an expansive private courtyard! Offering a location that is second to none, you'll enjoy easy access to Perth City, the Crown Entertainment Precinct, as well as an array of renowned amenities! Set in a quiet and gated complex with a stylish cream exterior, the residence opens with a foyer-style entry onto the open plan kitchen, living and dining area - this space is the perfect setting in which to unwind after a busy day! The kitchen is equipped with wrap-around benchtops, modern appliances and lots of cupboard space delivering a platform for you to express your culinary expertise! A truly rare aspect of this apartment is the expansive private courtyard, this will be a great area to entertain family and friends on summer afternoons! Two well-sized bedrooms are close to the bathroom, allowing ample space for you to rent out one of the rooms, or to use as a study. This is a superb next step for a young professional, downsizer or investor! Contact Anil Singh today to register your interest! This property is currently leased for \$350 per week with the lease due to expire on the 31st of January 2025. Property Features: Set within a secure gated complex in a detached grouping Stylish cream exterior with art deco inspiration Foyer-style entry Open plan kitchen, living and dining room Gourmet kitchen with wrap around benchtops, modern appliances, ample bench and cupboard space Two spacious bedrooms Combined bathroom and laundry Expansive private outdoor courtyard, perfect for summer barbecues (79sqm)! Undercover parking Split system air conditioning Easy-care tiled flooring Neutral colour palette Property Rates: Water Rates: \$847.93 P/A Council Rates: \$1,252.26 P/A Body Corporate: \$914.60 P/Q (Admin Fund \$775.15 & Reserve Fund \$139.45) Location Features: Just moments from the edge of the Swan River and nearby walking paths Easy access to Perth CBD Close to Rivervale Shops Just moments from great schools Close to public transport If you have any questions please contact Anil Singh on 0423276674 or email [anils@theagency.com.au](mailto:anils@theagency.com.au). I URGENTLY REQUIRE MORE PROPERTIES FOR MY QUALIFIED BUYERS. IF YOU ARE THINKING OF SELLING OR WOULD LIKE A FREE MARKET APPRAISAL, PLEASE CONTACT ME ON 0423 276 674. 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.