

**13/35 Mill Point Road, South Perth, WA 6151**

ian hutchison

**Apartment For Sale**

Saturday, 25 November 2023

13/35 Mill Point Road, South Perth, WA 6151

**Bedrooms: 1**

**Bathrooms: 1**

**Parkings: 1**

**Type: Apartment**



Luke Lally

0894742200

## Offers Over \$299,000

This 1 bedroom 1 bathroom apartment is the definition of low maintenance and easy care. Situated just a short distance away from the Swan river foreshore, Mends Street Strip with cafes, restaurants, IGA good grocer and easy access to the Perth CBD via the public transport and the freeway, as well as being close to local schools. As you enter the apartment you will find the kitchen and open plan living/dining area which flows through to the balcony. The bedroom is of good size with built in robes and easy access to the bathroom. The bathroom has a shower, WC, vanity and space for a washer/dryer. This property is the perfect investment, downsize or city base, in a prime location and small complex. Contact Luke today to arrange a viewing! Currently tenanted until the 10/5/2024. Additional features: • Gas cooktop • Split system air conditioning in the living/dining area • 1 secure car bay Council Rates: \$1,726.39 pa Water Rates: \$820.70 pa Strata Levy: \$1,175 pq (Admin Fund \$940 + Reserve Fund \$235)