

136 East Parade, East Perth, WA 6004

Sold House

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136 East Parade, East Perth, WA 6004

Bedrooms: 3

Bathrooms: 2

Parkings: 1

Type: House



Sacha PopMarkov
0893641513



Kim Turner
0893641513

\$828,000

You'll have easy access to the best of Perth from this elegant townhouse. It's a block from the Swan River, Banks Reserve and a network of pathways where you can stroll by the water, jog or cycle. If you want some serious exercising options, you can do a loop to Burswood and come back over the Causeway and through East Perth. Or head out to Maylands, or into the city and around the bridges, going through South Perth. And you can also walk to Optus Stadium if you wish - it's 25-30 minutes, but definitely doable. And for added convenience, the East Perth train station and bus stops are practically on the doorstep so you can leave the car at home and commute to the CBD for work or pleasure. And if you want to go out for dinner or a drink, you're just minutes from the heart of East Perth, Northbridge, Highgate, Mount Lawley and Maylands. It's also a short drive to Victoria Park and Crown. The location is hard to beat and so is the home. It's one of three in a small complex, with the bonus of no strata fees. Parking is accessed via a rear laneway. There is also side access to East Parade for pedestrians. Inside, the home is light and bright and superbly presented. The main entry opens to the spacious living/dining/kitchen area with tiled flooring and reverse-cycle split-system airconditioning to keep you comfortable year round. The chic kitchen has an island bench, stone benchtops, striking red glass splashback, underbench and overhead storage, 900mm oven, gas cooktop, rangehood and dishwasher. The fridge is nicely concealed in a cupboard of its own. Sliding doors open to a covered alfresco area and good-sized courtyard where you can entertain. The courtyard has a gate to the side walkway, making it easy to head in and out with a bike or for a walk. The ground floor also includes a powder room with guest toilet - handy at any time, but particularly convenient when you have guests, laundry and a small room with a door to the courtyard that could be a second entry or study/storeroom. Take the stairs to the first floor where you'll find the bedrooms, all with reverse-cycle split-system airconditioning, and bathrooms. The large master has mirrored built-in robes and a stylish ensuite with bath/shower, vanity unit, heat lamps and toilet. It also has a door to a private balcony, with city views that could be enhanced if you change the balustrade. A second bedroom is almost as good as the master, with mirrored built-in robes and a door to a second balcony with lovely views of the jacarandas lining East Parade. It's near the main bathroom with shower, vanity unit and toilet. There is a smaller third bedroom near the master. A very special extra feature is the loft space. It's accessed via a drop-down ladder and has access to the roof space. This bonus room receives plenty of natural light and could be used for storage or maybe with some imagination turn into a studio/study area.

Inside
Ground floor
Open-plan living/dining/kitchen area with tiled flooring and reverse-cycle split-system airconditioning
Kitchen with island bench, stone benchtops, glass splashback, underbench and overhead storage, concealed fridge recess, stainless-steel appliances including 900mm oven, gas cooktop and dishwasher, and rangehood
Powder room with guest toilet and washbasin
Laundry with built-in cabinetry
Second entrance or study/storage room
First floor
Carpeted master bedroom with mirrored built-in robes, reverse-cycle split-system airconditioning, ensuite with bath/shower, vanity unit, heat lamps and toilet, and door to a balcony
Bedroom two with carpet, reverse-cycle split-system airconditioning, mirrored built-in robes and door to a balcony
Carpeted third bedroom with reverse-cycle split-system airconditioning
Main bathroom with shower, vanity unit and toilet
Linen cupboard
Second floor/loft
Carpeted loft space accessed via a drop-down stairs, with access to the roof space

Outside
214sqm block
Paved courtyard with garden beds, reticulation and side gate
Covered alfresco area with timber-lined ceiling
Two balconies
Single carport and room to park a second car

Before you bid:

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