

# 1406/96 Bow River Crescent, Burswood, WA 6100



## Sold Apartment

Friday, 18 August 2023

1406/96 Bow River Crescent, Burswood, WA 6100

**Bedrooms:** 2

**Bathrooms:** 2

**Parkings:** 1

**Area:** 95 m2

**Type:** Apartment



Nick Tomkinson

**\$690,000**

This stunning apartment located in the heart of Burswood, boasting breathtaking water views and a luxurious lifestyle. This modern apartment is situated on the 14th level of the Aurora building and offers a spacious and open plan living and dining area, perfect for entertaining guests. The apartment comprises of two generously sized bedrooms and two bathrooms. The master bedroom features a walk-in robe and direct access to the balcony, perfect for enjoying your morning coffee while taking in the stunning water views. The second bedroom also features two built-in mirrored robes and is serviced by a modern bathroom. The apartment comes equipped with all the modern conveniences, including reverse cycle air conditioning, a built-in dishwasher, linen closet and laundry. There is one parking space with the storage cage is conveniently located next to the bay. Additional features include: • Well-appointed kitchen featuring a breakfast bar, European appliances, gas cooking and ample storage. • Ensuite with stone benchtops, double vanities, WC and shower with a huge picture window to take in the views from the luxurious bath. • Warm neutral décor throughout with floor to ceiling windows that showcase the amazing views. • Video intercom entry with controlled lift access. • Ideal lock and leave lifestyle for those who work away or love to travel. Council rates approx: \$2,650 / year Water rates approx: \$1420 / year Strata fees approx: \$1,235 / quarter Aurora Tower is NBN enabled and offers impressive resort-style facilities including a heated swimming pool, well-equipped gymnasium and BBQ area set in beautiful, landscaped gardens. Nowhere else in Perth is there so much to see and do right on your doorstep. A short walk will take you to Crown Perth, with a host of entertainment and dining options, or to Optus Stadium where you can enjoy an endless variety of sports and concert events. There are also two popular restaurants/bars on-site, so you don't have to venture far from home for a night out. The Swan River foreshore and beautiful Burswood Park are yours to enjoy and a relaxing walk over the Matagarup Bridge conveniently connects you to East Perth and the Perth CBD. This apartment represents great value for this size, with fantastic views. Stop by our office on the Burswood Peninsula at 26 The Circus to arrange a private viewing and experience how it feels to live in the heart of Perth's most prestigious residential community. I urgently need more properties for my qualified buyers. If you are thinking of selling or would like a free market appraisal, please contact Nick on 0413 828 007.