

15/38-42 Waterloo Crescent, East Perth, WA 6004



Unit For Sale

Wednesday, 22 May 2024

15/38-42 Waterloo Crescent, East Perth, WA 6004

Bedrooms: 1

Bathrooms: 1

Parkings: 1

Type: Unit



Amy Grech
0863778888

OFFERS INVITED

Discover this well-maintained 1-bedroom, 1-bathroom unit, perfectly positioned in vibrant East Perth. Built in the late 1960s, this inner-city unit offers a unique blend of retro character and modern convenience, ideal for all demographics - first-home buyers, those looking to live the inner-city lifestyle, singles, retirees, FIFO workers or savvy investors. This neat and tidy unit is flooded with natural light and is welcoming the moment you open the front door. It boasts a combined living and dining space that seamlessly opens to a private balcony. Here, you can enjoy expansive views and savour your morning coffee. The kitchen is equipped with a gas oven and cooktop, and provides plenty of cupboard space. The spacious bedroom features a built-in-robe and a convenient ensuite, providing a comfortable and private retreat. Embrace the ultimate lifestyle with everything you need just moments away. This prime location offers walking distance proximity to the Perth CBD, the iconic Matagarup Bridge, and the world-renowned Optus Stadium. Enjoy leisurely strolls or invigorating bike rides along the scenic cycle paths of the Swan River. The soon-to-be-developed East Perth Community Sport and Recreation Hub will also be nearby, promising a wealth of recreational opportunities. Additional features include:

- First floor unit in well-maintained "Waterloo Heights" complex
- Timber-look floors to living and kitchen areas
- Carpet in the bedroom
- Secure, gated car park with one car bay for peace of mind
- Communal laundry facility, ensuring convenience

Location highlights:

- Located within the free CAT bus transit zone
- Opposite the Queens Gardens
- A short stroll to the Swan River, Claisebrook Cove and the Matagarup Bridge
- Optus Stadium just minutes away, perfect for sports lovers
- Soon-to-be-developed East Perth Community Sport and Recreation Hub
- Just minutes to a wealth of entertainment options, including Gloucester Park, WA Museum Boola Bardip, WA Art Gallery, Perth Cultural Centre, RAC Arena, etc
- Loads of shopping and dining options, including the restaurants, bars and cafes on Royal Street and in Northbridge, all just within walking distance
- Easy access to North Metropolitan TAFE, and bus routes to schools and universities with plenty of public transport options nearby
- Situated in Perth's fast developing suburb
- Plus so much more....

Don't miss out on this exceptional opportunity to secure a home in one of Perth's sought-after inner-city locations. Contact Amy Grech today on 0459 586 639 to arrange a viewing and experience the lifestyle and convenience of East Perth living for yourself!

PROPERTY PARTICULARS: Shire Rates: \$1,265.95 p/a Water Rates: \$787.97 p/a Strata Levies: \$1,050.95 p/q City of Perth