

17/11 Apley Street, Maddington, WA 6109

Unit For Sale

Thursday, 15 February 2024



17/11 Apley Street, Maddington, WA 6109

Bedrooms: 3

Bathrooms: 1

Parkings: 1

Area: 315 m2

Type: Unit



Raveen Liyanage
0894759622



Darren Khose
0894759622

EXPRESSION OF INTEREST

This neat and tidy 3 bedroom 1 bathroom brick-and-tile villa is as solid as they come and encourages low-maintenance lock-up-and-leave living for all involved. Doubling as the perfect investment property also, this gem of a home welcomes you inside via a cosy front lounge room. There, split-system air-conditioning meets sliding-door access out to a terrific patio-entertaining area down the side of the property. The pick of the bedrooms is a larger master, also playing host to its own split-system air-conditioning unit. A sleek and stylish bathroom comprises of a shower and separate bathtub to help cater for everybody's personal needs. Keeping meals separate from conversation is a tiled open-plan dining and kitchen area with a gas bayonet for heating, double sinks and an electric-upright cooker. A separate laundry, off the kitchen, also seamlessly extends out to the alfresco, whilst the dining space opens to a secure backyard with some lawn. Other features include, but are not limited to:

- Timber-look floors to the bedrooms and living area
- Separate toilet
- Skirting boards
- Security doors, screens and roller shutters
- Hot-water system
- Easy-care gardens
- Single carport, with a side-access gate to the rear of the property
- Visitor-parking bays

Stroll to lovely local parks - including Auric Place Reserve around the corner, East Maddington Primary School and Maddington Village Shopping Centre from here, with public transport, other excellent schools and major arterial roads all nearby and very much within arm's reach. Throw an ultra-convenient location into the mix and you just about have the ideal place to call home! Distances to (approx.):

- East Maddington Primary School - 950m
- Maddington Village Shopping Centre - 1.0km
- Maddington Train Station - 1.8km
- Perth Airport (T1 & T2) - 17.1km
- Perth CBD - 18.9km

Water rates: \$990.69 p/a (approx.) - Total for 2022 - 2023 financial year
Council rates: \$1655.00 p/a (approx.)
Strata fees: \$295.50 p/q (approx.)
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