

**2/23 Oats Street, East Victoria Park, WA 6101**



**House For Sale**

Saturday, 4 May 2024

2/23 Oats Street, East Victoria Park, WA 6101

**Bedrooms: 4**

**Bathrooms: 3**

**Parkings: 2**

**Type: House**



Cristina Spinella  
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## EXPRESSIONS OF INTEREST

Your Local Rays of Sunshine welcome you to 2/23 Oats Street, East Victoria Park. Discover the epitome of contemporary living in this brand new townhome. Experience the pinnacle of modern living. Nestled in the heart of East Victoria Park, this property offers a unique blend of practicality and style, ensuring a lifestyle of utmost comfort and convenience. Step inside and be greeted by the spacious main entrance with a modern and fresh decor. The open-plan layout seamlessly integrates the dining, kitchen and family areas, accentuated by lofty ceilings that amplify the sense of space and bounce natural light. Rear sliding glass doors lead out to a sun-soaked courtyard, for entertaining all year round. With a modern kitchen boasting stone benchtops, soft-close cabinetry and high-end appliances, promising a delightful cooking experience every time. This home is filled with versatile spaces ideal for guests or a home office. Perfect for families or those working from home. All bedrooms are privately positioned. With the Master Suite complemented by a retreat space complete with a walk-in robe and a private balcony. Designed for comfort and efficiency, this townhome features insulation for a cosy atmosphere and ducted reverse cycle air conditioning for personalized climate control, ensuring year-round comfort. Positioned a short stroll to Victoria Park's vibrant cafe strip, these homes offer a lifestyle of unparalleled convenience. With the city just a stone's throw away and local amenities within easy reach, every day is filled with endless possibilities.

**The Property & What We Love!**

- Brand New & Exquisitely Crafted
- Prime Location for an Enviable Lifestyle
- 4 Bedrooms, 3 Bathrooms, Multiple Living Areas
- Master Bedroom with Private Balcony
- Modern Finishes & Fixtures Throughout
- Double Lock-Up Garage for Secure Parking
- Perfect Lock & Leave Convenience
- Easy Access to Public Transport
- Estimated Rental Potential of \$1,000 per week
- Premium, Low-Maintenance, & Strata-Free Living

Need more information? Contact your Local Rays of Sunshine - Cristina Spinella on 0414 400 136 or Kathryn Perin on 0405 709 763. \*Disclaimer: Ray White South Perth have in preparing this advert used our best endeavours to ensure the information contained is true and accurate, but accept no responsibility and disclaim all liability in respect to any errors, omissions, inaccuracies or misstatements contained. Reference to a school does not guarantee availability of that particular school. All distances are estimated using Google maps. Prospective purchasers should make their own enquiries with the relevant authorities to verify the information contained in this advert. ALL boundary lines and size on imagery is APPROX only.\*\*