

203/45 Malcolm Street, West Perth, WA 6005

VIVID*

Apartment For Sale

Wednesday, 12 June 2024

203/45 Malcolm Street, West Perth, WA 6005

Bedrooms: 1

Bathrooms: 1

Type: Apartment



Jason Eldridge
0414519389

From \$300,000

Stunningly situated on the doorstep of our vibrant and growing city, this stylishly-renovated one-bedroom one-bathroom top-floor gem within the exceptional Kings Park precinct flawlessly combines quality with convenience. Inside this outstanding studio apartment that is flooded with natural light, you'll discover an open-plan bedroom, living and meals area that invites you inside and makes an instant first impression. The adjacent kitchen-come-laundry impressively boasts sleek stone bench tops, a striking glass splashback, elegant tiling that sets the tone for sophistication, a new oven, a gas cooktop, an integrated range hood and a front-loading washer, with soft-closing drawers and cupboards adding a touch of finesse. There is even a walk-in wardrobe off the sleeping area, whilst the separate fully-tiled bathroom is absolutely immaculate and plays host to a shower, vanity and toilet. Nestled at the top of St Georges Terrace, this trendy pad is within walking distance of some of Perth's best cafes, bars, laneways, boutique shopping and fine dining options. Plus, living within the city's free transit zone means you'll never be short of ways to get around town. Don't forget about picturesque Kings Park itself and its multiple bushland trails for either strolling or cycling, the famous Jacob's Ladder exercise spot, Elizabeth Quay, the Swan River, RAC Arena, the heart of the surrounding Subiaco, Leederville and Northbridge entertainment hotspots and so much more – all nearby and very much within arm's reach. As far locations go, this one is right up there with the best of them! Other features include, but are not limited to: • The perfect city base or investment property • Security-door entrance • Split-system reverse-cycle air-conditioning • White plantation window shutters • Feature stepped ceiling cornices • Skirting boards • On-street permit parking available Property is furnished. Property is tenanted. Lease end date: 6 July 2024. Rent \$380 per week. Rates & Local Information: Water Rates: \$944.33 (2022/23) City of Perth Council Rates: \$1,258.65 (2023/24) Strata Levies: \$650 quarterly DISCLAIMER: Please be advised that the information provided is solely for general informational purposes. It is sourced from both the Seller and third parties, including relevant local authorities, and is subject to change without notice. We do not warrant or guarantee its accuracy, and interested parties should not rely solely on it. It is strongly recommended that individuals conduct their own independent enquiries.