

206/108 Bennett Street, East Perth, WA 6004



Apartment For Sale

Wednesday, 31 January 2024

206/108 Bennett Street, East Perth, WA 6004

Bedrooms: 2

Bathrooms: 2

Parkings: 1

Area: 120 m2

Type: Apartment



Edward Lim
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Offers Over \$489 K

Proudly Presented by Edward Lim...Presenting this sophisticated 2-bedroom, 2-bathroom apartment on the city fringe, boasting a modern design that perfectly aligns with a vibrant urban lifestyle. Meet 206/108 Bennett! Conveniently situated just across from the upgraded Wellington Square parklands, and in close proximity to the city, this residence offers a unique blend of contemporary living and natural surroundings. The expansive and modern open-plan living area provides ample space for you and your family, complemented by soft-feel carpeting that creates a warm and inviting atmosphere. Adjacent to the living space is a spacious decked outdoor undercover balcony, ideal for entertaining family and friends. With views overlooking the East Perth cityscape, this area seamlessly merges indoor and outdoor living. Step into the picture-perfect crisp white kitchen, offering abundant cupboard space, an electric cooktop and stove, and a breakfast bar for casual dining. Picture yourself preparing your favourite meals in this culinary haven. The master bedroom is a retreat in itself, featuring a private balcony for moments of quiet solitude, an ensuite, and the added comforts of reverse cycle air conditioning and built-in robes. The second bedroom is generously sized, also equipped with built-in robes, and conveniently located across from the modern and practical main bathroom. All your laundry needs are met with a concealed and dedicated laundry area hidden behind slider doors within the main bathroom. As an extra delight, enjoy the rooftop terrace that provides panoramic views of the Perth City Skyline and the stunning Wellington Square Parklands. Complete with barbeques and various seating and entertainment areas, this rooftop space is perfect for enjoying nights under the stars. For those seeking exercise, there's a dedicated gym area adjacent to the rooftop space. The complex ensures security with gated access, offering undercover parking for one car and a secure storage area. Elevate your living experience with this city-fringe gem that seamlessly combines modern elegance with urban convenience.

The Property & What We Love...

- * Built 2016 with Build Up Area: 120m² (which includes Living: 84m², Balconies: 13m² + 5m², Parking: 14m² & Storage: 4m²)
- * 2 bedroom, 2 bathroom modern apartment
- * Spacious and modern feel
- * Undercover Parking for 1 car
- * Secure Undercover Storage
- * Secure Entrance
- * Airconditioning in living and master bedroom
- * Master bedroom has ensuite and own balcony
- * Not 1 but 2 balconies
- * Light and bright
- * Onsite Gym
- * Rooftop entertaining area with city views
- * Short walk from East Perth Train Station and Swan River
- * Nearby to shops, cafes, restaurants and more
- * Estimated rental \$640 - \$660/week
- Outgoings:
- * Council Rates: app. \$1,962.45 (FY 2023 - 2024)
- * Water Rates: app. \$1,364.02 (FY 2022 - 2023)
- * Strata Levies: app. \$2,023.99/q (Q2 2024, which includes Admin: \$1,884.17/q + Reserve: \$139.82/q) but reduces to app. \$1,269.87 (Q3 2024, which includes Admin: \$1,130.05/q + Reserve: \$139.82/q)

Arrange a viewing today and discover the unparalleled charm of East Perth living. For more details or to view this property, simply give listing agent, Edward Lim a call or text at 0408 929 655. Your dream home awaits!

**** We have obtained all information in this document from sources we believe to be reliable; however, we cannot guarantee its accuracy. Prospective purchasers are advised to carry out their own investigations.****