

21/21 Leonard Street, Victoria Park, WA 6100



Apartment For Sale

Wednesday, 17 January 2024

21/21 Leonard Street, Victoria Park, WA 6100

Bedrooms: 2

Bathrooms: 1

Parkings: 1

Type: Apartment



Edward Lim
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Offers Over \$319 K

Proudly Presented by Edward Lim Experience the vibrant essence of Vic Park living at 21/21 Leonard Street! This inviting 2-bedroom top floor apartment, nestled within a charming complex offers a prime location within walking distance of everything you desire. Immerse yourself in the heartbeat of Perth's dynamic restaurant and cafe scene, while also enjoying proximity to the lush greenery of the park and river just moments away. Discover the timeless appeal of this well-maintained complex, featuring only 24 apartments, strategically positioned at the corner of Leonard and Hordern Streets. 21/21 Leonard Street is a gem waiting for your personal touch, offering immediate liveability while providing the canvas for your creative vision. Step inside to find a well-presented home with a spacious open plan living and dining area adorned with wooden laminate flooring. Through a glass slider, access a generous balcony with scenic views of the hills – a seamless blend of indoor and outdoor spaces, perfect for gatherings with loved ones or unwinding after a bustling day. The open-plan kitchen is a chef's delight, boasting ample storage and preparation space, inviting you to unleash your culinary prowess for family and friends. The two carpeted bedrooms, complete with built-in robes, offer comfortable living, with the master bedroom providing direct access to the semi-ensuite, which also conveniently houses a designated built-in laundry area. Stay comfortable year-round with a reverse cycle split system air-conditioner in the living area, ensuring a refreshing coolness in summer and cosy warmth during winter. Don't miss the chance to make this beautifully presented apartment your own, blending the convenience of urban living with the tranquillity of a resort-like atmosphere.

The Property & What We Love?! * Absolutely close to everything! * Perfect Lifestyle! * Yes, very RELAXING... * Two-Bedroom & One Bathroom * Open plan & functional design to maximise the space * SPARKLING pool * Reverse cycle air conditioning in living area * NBN Ready * Secure Car Park * Super Private * Low Maintenance * Secure, gated complex * Perfect lock & leave * Estimated rental: \$480 - \$500/wk Outgoings: * Council Rates: app. \$1,489.99 (FY 2023 - 2024) * Water Rates: app. \$902.43 (FY 2022 - 2023) * Strata Levies: app. \$1,225.83/q (which includes Admin: \$897.57/q + Reserve: \$328.26/q) Don't miss this prime opportunity for owner occupying, investing or downsizing. Contact Edward Lim on 0408 929 655 for more information or to schedule a viewing and discover the ideal balance of lifestyle and comfort at 21/21 Leonard Street.

**** 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.****