

**24/42-52 Terrace Road, East Perth, WA 6004**



**Sold Apartment**

Monday, 14 August 2023

24/42-52 Terrace Road, East Perth, WA 6004

**Bedrooms: 2**

**Bathrooms: 2**

**Parkings: 2**

**Area: 140 m<sup>2</sup>**

**Type: Apartment**

**\$978,900**

2 Living Areas, 2 Terraces, 2 Car Bays, Too Good!- LEVEL 7, SOUTH WEST CORNER - 167SQM OF LIVING SPACE INCLUDING SOUTH & NORTH FACING BALCONIES- TWO LIVING AREAS- TWO SEPARATE CAR BAYS- BUILT IN STUDY AREA- OPTION TO PURCHASE FULLY FURNISHED AND EQUIPPED A rare offering on Terrace Road we encourage your private viewing of this large 140sqm (internal), south-east corner, owner-occupied Panorama lifestyle on Level 7 west wing complete with 2 balconies and a crystal clear outlook of our Swan River & Langley Park. If you have been searching for a well designed luxury apartment with space and quality in a charming secure complex then Panorama Apartment 24 is our recommendation in 2023! This lovingly maintained south facing home blends a thoughtful floor-plan, spacious living and bedrooms, a large riverfront terrace, built in study space, quality cabinetry, stone benches, chic bathroom with spa and a second north facing balcony with the sophisticated resort lifestyle offerings of Panorama. The well-appointed kitchen includes Miele appliances, stone benchtops and splashbacks, dishwasher, fridge recess, plus plenty of storage- this really is the home entertainer's dream! This home stands apart with a completely separate laundry with ample cupboard space. Each evening park your cars in your 2 secure ground floor car bays and head out for a jog around our Swan River, a group fitness session in Langley Park or dinner at the nearby Hyatt Hotel. Feel like something more exciting? Free CAT Buses, local taxis or ferries will safely deliver you to our cosmopolitan City centre, the world class Crown Burswood or sophisticated South Perth. Panorama is located in a prime riverfront position, within walking distance to Elizabeth Quay, free public transport, and close to Optus Stadium, Crown Entertainment Complex, expansive parks, gardens and Perth's finest restaurants, as well as the Central Business District. Features Include:- 2002 built 7th floor flow-through Panorama Apartment- 140 sqm of internal space, very rare for 2 bedrooms along Terrace Road- Large entertaining 15sqm south facing balcony overlooking the Swan River and Langley Park- 2 spacious living areas with built-in study space- Ducted reverse cycle air conditioning- Gourmet chefs kitchen with stone benches & integrated Miele appliances- Master Suite with fully tiled ensuite, vanity, spa bath, walk-in-robe & north balcony- Spacious second bedroom with built in robe storage- Large separate laundry area with ample cupboard space- Two secure covered car bays- Lock up store room

OUTGOING: Council Rates: \$2,572.25 p/a Water Rates: \$1,655.07 p/a Strata Levies: \$2,491 p/q

DIMENSIONS: Total 196sqm, Internal 140sqm, Balconies 27sqm, Store Room 2sqm, Car Bays 27sqm

5 Star Resort Style Facilities Include:- Private 25 metre rooftop swimming pool on the 18th floor- Rooftop resident lounge & BBQ area- Gymnasium, sauna and spa- Tranquil leafy green garden courtyard- Onsite concierge and building manager

Terrace Road is one of Perth's most exciting locations with the beautiful Swan River, magical CBD, exciting entertainment precincts, stylish cafes, Crown Burswood and the Optus Stadium all just minutes away. Local amenities include:- 270m to closest bus stop and cafes- 350m to Adelaide Terrace- 1.5kms to Elizabeth Quay- 1.8kms to Hay Street Mall- 2.2kms to Matagarup Bridge- 2.3kms to Yagan square- 2.3kms to Perth underground train station/bus port- 2.9kms to Perth Arena- 3kms to Kings Park- 3.6kms to Optus Stadium

Please Contact Chris O'Brien on 0452 581 831 for more information.