

**24/50 Pollard Street, Glendalough, WA 6016**

**VIVID\***

**Unit For Sale**

Wednesday, 6 March 2024

24/50 Pollard Street, Glendalough, WA 6016

**Bedrooms: 4**

**Bathrooms: 1**

**Parkings: 1**

**Area: 110 m2**

**Type: Unit**



Jason Eldridge  
0414519389

## End Date Sale

Be pleasantly surprised when you see this well presented 4-bedroom home located at the front of Pollard Street. Suitable for the first home buyer, astute investor or for those who want to downsize. Allocated under cover parking greets you to your door. Enter to a large air-conditioned open plan lounge room and separate dining room and following through to the modern kitchen with ample cupboard space. The hallway takes you to a large laundry, and 4th bedroom, followed with 3 large bedrooms with built in robes and ceiling fans. Main bedroom features recycled air conditioner. This unit also features an XXL under cover courtyard accessible from the lounge, enclosed with leafy trees, two large quality outdoor blinds and a garden shed. This property is close to the train station and bus routes, easy access to the freeway and a 7-minute drive to the city. Features include: Security doors and alarm Manual and electric roller shutters Wooden blinds Well-appointed kitchen with garden views Dishwasher Loads of storage in the modern laundry Linen cupboard Modern bathroom features a bath/shower and separate toilet. All rooms with lovely views from the window XXL undercover courtyard is framed with well-maintained garden Outdoor blinds for shade and rain protection Side gate access Well maintained complex with lush park at rear Communal area Located on a quiet street close to the Osborne Park business centre Please note the property is currently tenanted at \$540 per week until the 8th May 2024. Built: 1980\* Land Area: 110sqm\* Water Rates \$1,154.16 pa\* Council Rates \$1,535.43 pa\* Strata Fees: \$1,078 per quarter\* Approximate\*