

27/96 Guildford Road, Mount Lawley, WA 6050



Unit For Sale

Friday, 29 December 2023

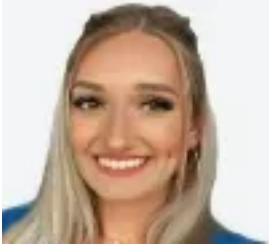
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Bedrooms: 2

Bathrooms: 1

Parkings: 1

Type: Unit



Savannah Lubke

\$359,000

Discover the perfect blend of comfort and style at The Gables, an iconic Mount Lawley apartment complex. This 86sqm living space offers a spacious open-plan kitchen and living area, complete with a modern oven/cooktop and refreshing air conditioning. New flooring graces the living and bedrooms, creating a fresh and inviting atmosphere throughout. Enjoy the convenience of your own laundry room, while the huge main bedroom boasts ample wardrobe space. The second bedroom is generously sized, offering versatility for various living arrangements. The bathroom features a vanity and shower, accompanied by a separate toilet for added convenience. Step onto the long balcony and soak in the surroundings, providing a perfect outdoor retreat. The Gables ensures a secure and comfortable living experience, with gated parking, lift facilities, and a massive pool for residents to enjoy. Take advantage of the BBQ/picnic area that overlooks the majestic Swan River, treating you to breathtaking views of Optus Stadium. Whether you're seeking a great first home or a superb investment opportunity, this property has the potential to generate \$350-380 per week in rental income. Elevate your lifestyle at The Gables—where modern living meets iconic charm.

TITLE PARTICULARS Lot 27 on Strata Plan 2690
OUTGOINGS Water rates: \$814.32 PA Council rates: \$1,672.01 PA Strata fees \$1238.73 PQ
To inspect please call Rob on 0476 448 709