

**29/132 Mandurah Terrace, Mandurah, WA 6210**



**Sold Unit**

Wednesday, 22 November 2023

29/132 Mandurah Terrace, Mandurah, WA 6210

**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 1**

**Area: 81 m2**

**Type: Unit**



Hayley Tubbs  
0403569005

**\$273,000**

From \$240,000 - UNDER OFFER | HAYLEY, CHALK PROPERTY 0403 569 005 MULTIPLE OFFERS, HAVE BUYERS WHO MISSED OUT - CALL HAYLEY TO DISCUSS THE REAL ESTATE MARKET AND CURRENT AND FUTURE OPPORTUNITIES. Hayley from Chalk Property welcomes you to Villa 29 / 132 Mandurah Terrace, Mandurah. Stroll to the beach for an early morning dip, then walk to your favourite café for a coffee, pick up some groceries, then wander home - all within 500m from your front door! This villa presents as the ideal beach holiday pad, a chance to break into the coastal market or an investment opportunity. Before I talk about the villa, this property is currently being utilised as a short term holiday rental, fetching \$140 per night. The villa has its own booking website, and also has web presence on Google Maps with a 5 star rating from local guides. The owners have had the benefit of being able to utilise the villa for their own enjoyment and outside of that they have also established this successful short term holiday accommodation and have had wonderful guests, with the majority returning time and time again. Property can be purchased on a WIWO fully furnished basis - please ask me about this. This well appointed single storey two bedroom villa is in a perfect location, with just a 5 minute walk to the beach, and a 10 minute walk to Dolphin Quay Marina where you will find shops, restaurants, bars and cafes, or simply enjoy easy care villa living. This villa is situated in a secure gated complex, with a lagoon swimming pool, a large private store room on the same floor as your villa, and a dedicated car parking bay. Property Features: Air conditioning in living area. Sunny open-plan living room flows to a generous private balcony with an elevated view over the resort lake. Kitchen has a handy servery overlooking the meals and living area with lake views. Master bedroom with BIR. Good sized second bedroom. Central bathroom with bath, shower and single vanity which also has full laundry facilities. Separate WC with sink. The location of Lakeside Villa's is ideal for people utilising public transport with a bus stop at the front of the complex, and it's in walking distance to Silver Sands Shopping Centre and Tavern, Town Beach, Mandurah Foreshore with cafes, restaurants, theatre, cinema, and also walking distance to the local primary school. Enjoy this location so close to everything! Contact Hayley for a private viewing and keep a look out for our first home open. 0403 569 005 | hayley.t@chalkproperty.com.au Approximate fees: Strata Fees \$845 per quarter which includes Water Corporation consumption City of Mandurah Rates \$1,672 per annum