

3/1 Bishopsgate Street, Lathlain, WA 6100

**nascent
property co.**

Sold Apartment

Saturday, 2 September 2023

3/1 Bishopsgate Street, Lathlain, WA 6100

Bedrooms: 2

Bathrooms: 2

Parkings: 2

Type: Apartment



Luke Langford
0493672956

\$450,000

A sophisticated delivery of form and function, resting on the doorstep of cosmopolitan Lathlain. Appointed with glowing kitchens, European inspired appliances and neutral tones throughout, This near new 2 bed - 2 bath abodes offer the best aspects of lifestyle and convenience. WHY YOU SHOULD PUT THIS ON YOUR MUST SEE LIST:- Low Strata levies- Modern finishes- Neutral colour scheme- Mirrored robes to all bedrooms- Aluminium venetians- Carpet to all bedrooms- Ceramic floors to main living and kitchen- Essa stone benchtop to kitchen, bathroom and ensuite- Dishwasher has now been installed- Split system air conditioning to living area- Paving and landscaping to ground floor court yard- Communal bike storage- Communal bin storage- Plenty of on street parking for that 2nd car LOCATION The location itself is a hidden gem with just a short stroll from your door having you at both bus and rail transport as well as Mineral Resources Park (the home of the Perth Demons and the West Coast Eagles) and the popular Laika & Kettle café's, Cosy Del's and Rayment Park all close by. With Optus Stadium, Crown Casino and the City just a couple of stops away on the train it's easy to see how this is one of Perth's most popular inner City locations! ESTIMATED RENTAL RETURN In the current market a rental return of approximately \$450+ per week is expected. This property has a fantastic tenant in place until at least August and she has indicated she would love to stay on if possible. OUTGOINGS (approximate): Council Rates (Victoria Park): \$1512.00 Water Service: \$1089.20 Strata Levies: \$420 p/qtr (Admin \$360 + Reserve \$60) This immaculately presented apartment ticks all the boxes. This one definitely won't last long in this market, so ensure you add it to your 'must view' list this weekend. To find out more about this property, you can contact agent Luke Langford on 0493 672 956 or luke@ascentpropertyco.com.au Disclaimer: This information is provided for general information purposes only and is based on information provided by the Seller and may be subject to change. No warranty or representation is made as to its accuracy and interested parties should place no reliance on it and should make their own independent enquires.