

**3/6 Albert Street, Mosman Park, WA 6012**



**Sold Apartment**

Friday, 27 October 2023

3/6 Albert Street, Mosman Park, WA 6012

**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 1**

**Area: 64 m2**

**Type: Apartment**



Trent Vivian  
0432392387



Gill Vivian  
0415853926

**\$410,000**

This lovely two bedroom, one bathroom, ground level apartment features a spacious living area and well-appointed kitchen, perfect for relaxing and entertaining. The bedrooms are well-sized and offer plenty of natural light, while the bathroom is modern, stylish and is large enough that it contains its own laundry. 3/6 Albert Street also comes with a car parking space, providing convenient parking for your vehicle. Situated perfectly near the beach and within easy access to public transport and local shops, this is a great opportunity to secure a comfortable home or even a fantastic investment as it already have very grateful tenants who live there. Investors - The current rent is \$490.00 per week until the 1/6/24

What we love about this property:

- Practical kitchen with gas stove, rangehood, ample cabinetry and bench space
- Large built-in bookcase
- Modern bathroom with separate toilet and laundry
- White, wooden shutters and quality tiled flooring throughout
- One allocated car bay
- Small complex of just 14

What we love about this location:

- 160m approx. to Mosman Park Primary School
- 290m approx. to Belin Italian Cafe
- 300m approx. to Mann Oval
- 480m approx. to Coles and Mosman Park Shopping Precinct
- 600m approx. to Victoria Street Station
- 990m approx. to Mosman Beach

For more information or to book an inspection please contact Trent Vivian 0432 392 387 or Gill Vivian 0415 853 926. We are your Western Suburb Specialists! Living and breathing Mosman Park

Please note that while every best effort is made to ensure rates are correct at the time of listing, they are provided for reference only and may be subject to change. Chattels depicted or described are not included in the sale unless specified in the Offer and Acceptance.

Council rates: \$1508.77 per annum  
Water rates: \$820.70 per annum  
Strata fees: \$1,520.00 per annum (admin)  
Strata fees: \$250.00 per annum (reserve)