

**31/630 Stirling Highway, Mosman Park, WA 6012**

**vivian's**

**Sold Apartment**

Friday, 3 November 2023

31/630 Stirling Highway, Mosman Park, WA 6012

**Bedrooms: 1**

**Bathrooms: 1**

**Parkings: 1**

**Type: Apartment**



Trent Vivian  
0432392387



Gill Vivian  
0415853926

**\$275,000**

This well presented one bedroom apartment is brand new to the market and is sure to be a hit. With an open plan living area with reverse cycle air conditioning to keep you comfortable in the summer months and warm in the cooler months, plus a quaint balcony. All within a safe and secure complex, with its very own car bay - it doesn't get any more convenient than this. Investors - We are leasing similar apartments between \$420.00 and \$450.00 per week unfurnished. Furnished, please speak to us. Perfectly located right across the road from Mosman Park train station, that will take you to the city, Subiaco, Claremont or Fremantle - if you like to dine out or enjoy local bars, you will be spoilt for choice with some great restaurants within walking distance including Samsons Paddock and Tsunami Japanese. Walk up the road to the local IGA or down Glyde Street to the local Shopping Centre. Take a Sunday stroll down to the beautiful Swan River or hop in the car for a short drive to one of the many beautiful beaches within the area. What we love about this property: • Secure complex with intercom • Secure allocated car bay • Large 47 sqm floor plan • Small complex (4 levels including ground) • No lift, no pool within the complex What we love about this location: • 50m approx. to Glyde Street shopping, bars, restaurants and cafés • 110m approx. to the Mosman Park Train Station • 375m approx. to the Mosman Park Shopping Complex • 520m approx. to South Cottesloe 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. Water rates: \$733.65 Per Annum Council rates: \$1,465.96 Per Annum Strata rates: \$2,348.00 Per Annum (admin fund) Strata rates: \$800.00 Per Annum (reserve fund)