

310/2 Moreau Parade, East Perth, WA 6004



Apartment For Sale

Thursday, 13 June 2024

310/2 Moreau Parade, East Perth, WA 6004

Bedrooms: 2

Bathrooms: 2

Parkings: 1

Area: 121 m2

Type: Apartment



Cherry Li

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Offers in \$600,000's

- MASSIVE 91 SQM INTERNAL LIVING- FULLY FURNISHED & EQUIPPED- TWO TIMBER DECKED BALCONIES - SEPERATE LAUNDRY WITH AMPLE STORAGE - RESORT STYLE AMENITIES- VACANT AND READY FOR MOVING IN OR LEASE OUT Located in the prestigious Queens Riverside precinct this boutique 7-storey building provides resort style amenities, spacious and modern living spaces and easy access to the vibrant East Perth community. Apartment 310 is ready to move in or rent out! With an open and free flowing floor plan, quality finishes and an attractive aesthetic it will appeal to both discerning owner occupiers and savvy investors. Contact Cherry Li 0400833706 today to arrange your private inspection!

FEATURES INCLUDE:- 2014 completed Queens Riverside Apartment- 2 bedroom, 2 bathroom with study area - 1 secure undercover car bay - Large TWO timber decked balconies with living room and both bedrooms access entertaining space- Open plan kitchen, living and dining area- Stainless steel Smeg appliances including integrated dishwasher, induction cooktop & microwave- Tiled splashback and quality stone benchtops- Spacious main bedroom with BIR robe- Luxury bathroom with floor to ceiling tiling, shower, bath tub & vanity- Second bedroom with built in robe and plenty of natural light- Separate laundry with dryer- Study area- Ducted reverse cycle air conditioning throughout- Roller blinds installed throughout- Movable louvers on the second balcony, creating a useable outdoor entertaining space all year round- Quality carpet throughout- Secure video intercom access- Secure store room- Access to resort style facilities in QIII, including an infinity lap pool, 2 hot tubs, fully equipped gym, residents lounge and theatre room

Internal: 91sqm, **Balconies:** 15sqm, **Car Bay:** 12sqm, **Store Room:** 3sqm, **Total:** 121sqm

LOCATION: Approx. 350m to Queens Garden Approx. 2.9km to Perth CBD Approx. 2.9km to Crown & Optus Stadium Approx. 1.7km to Mercedes College Approx. 2.0km to Royal Perth Hospital Approx. 9.7km to Perth Airport Bus stop on your doorstep Residents have exclusive use of world-class facilities including a spacious pool deck, heated swimming pool, BBQ area, Japanese style hot tubs, fully equipped gymnasium and landscaped gardens. Become part of the vibrant urban fabric of East Perth, close to exciting new developments such as the Waterbank precinct, Elizabeth Quay and Fraser's Point while linking directly to the Swan River foreshore and gateway to the Perth CBD. An envious inner-city lifestyle awaits, make it yours today.

DISCLAIMER: All distances to amenities are estimations obtained from Google Maps. All sizes of the property are estimated, and buyers should rely on their own measurements when onsite. All rates/outgoings are approximate/estimates.