

**38/309 Harborne Street, Glendalough, WA 6016**



**Sold Townhouse**

Sunday, 13 August 2023

38/309 Harborne Street, Glendalough, WA 6016

**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 1**

**Area: 67 m2**

**Type: Townhouse**

**\$320,000**

UNDER OFFER Jon Tomkinson and The Agency are proud to present to market... 38 / 309 Harborne Street, Glendalough... A beautifully renovated townhome which is bathed in natural light, boasting an East-West orientation, and wonderful views from the living area, kitchen, balcony, and both bedrooms!.. The recently upgraded kitchen is super-stylish with green tiled splash backs, electric cooking and great storage. The open-plan living space, which enjoys new timber laminate flooring, is air-conditioned with a split system, and comprises of the lounge room and adjoining meals area. There is also an area for storage area under the stairs, and the spacious west-facing balcony is located off the living space. The living space enjoys fabulous views to the West, with beautiful sunsets to enjoy every evening.. Moving upstairs, and off the landing, you will discover the 2 spacious bedrooms, which both have gorgeous views as well.. The master bedroom has very spacious built-in robes. A full renovation of the bathroom has only just been completed. The bathroom is light, bright, spacious, and features crisp white tiling and quality fixtures and fittings, and also combines with laundry facilities and additional storage. Some fantastic features include;- 2 Spacious double bedrooms- 1 Beautifully renovated bathroom is spacious, and features crisp white tiling and quality fixtures and fittings- Master bedroom with triple-door built-in robes - Stylishly renovated kitchen with feature tiled splash backs, electric cooking, electric oven, range hood, microwave recess and loads of storage cupboards - New hybrid flooring and carpets- New Stiebel hot water system LCD- Freshly painted interior- Reverse-cycle air-conditioning both upstairs and downstairs- Private, spacious balcony with great views- Quiet neighbours, cannot hear anything- Tucked away in quiet surroundings- The complex is leafy and green, and is regularly maintained by the gardener- Covered car parking bay plus loads of visitors bays- Best spot in the complex (morning sun/evening sunset) East/West orientation - Beautifully renovated and perfectly presented property is move-in ready- Covered car parking for 1 vehicle plus loads of visitors parking bays By the numbers;- Low strata fees are \$525 per quarter - Rental income estimate of \$450+ per week- Council rates approx. \$1500 per annum- Water rates approx. \$1000 per annum- Some fantastic lifestyle attractions and amenities close by;- Short walk to Herdsman Lake (300m), with direct access from the rear of the complex- 13 minute walk to Glendalough station - 9 minute walk to Glendalough IGA/shops - 11 minute walk to Lake Monger Primary School - Lake Monger 1km- Powis Street entrance to the freeway heading in to the city 1km- 9 minutes to Perth City by car and just 15 mins to Scarborough Beach- Bus stop directly outside the complex- Westfield Innaloo shopping and entertainment complex (3kms)- Churchlands SHS catchment (4.5kms)- Bob Hawke College catchment (4kms) This wonderful property is fully renovated, perfectly presented, and is move-in ready! Call Jon now on 0410 602 712, to register your interest and to arrange your very own private viewing.. 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 enquiries.