

**4/1 School Street, Kalamunda, WA 6076**



**Sold Apartment**

Saturday, 19 August 2023

4/1 School Street, Kalamunda, WA 6076

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Area: 264 m2**

**Type: Apartment**

**\$1,035,000**

Located in prime and private Kalamunda location, this property offers an exceptional lifestyle opportunity to the most discerning buyer searching for a Hills haven, only 30 minutes from Perth CDB and 15 minutes from Airports. It combines all the peace and serenity of Hills living without compromising on style, and supreme comfort. With all the amenities and charm of Kalamunda Village at your doorstep, this extraordinary apartment seamlessly blends rustic charm with contemporary elegance, providing luxurious living spaces and equipped with all the modern conveniences. This rammed earth home stands in a class of its own, showcasing exceptional craftsmanship and a superior level of design and finish. The property features an expansive balcony with stunning outlooks onto Stirk Park, creating a beautiful outdoor entertaining area. A delightful front garden, completes this perfect package. 3 bedroom 2 bathroom residence Main bedroom with walk-in robe, ensuite, with access to the balcony Large, queen-sized 2nd/3rd with a shared bathroom Home office / Study / 4th bedroom Open plan living with 2.7m high ceilings and floor-to-ceiling windows opening to the balcony Separate Dining / Theatre room Gourmet kitchen with stone bench tops, soft closing cupboards and drawers, quality appliances including induction cooktop, oven, dishwasher and double door fridge. Laundry with fitted washing machine Rammed earth home finished to a high-end specification Bamboo timber floors throughout Double-glazed windows and doors Reverse-cycle air-conditioning Expansive 68 sqm balcony with glass balustrading and outlook onto Stirk Park Entertainment area with glass and stainless steel kitchen with fitted BBQ Private front garden Secure double garage Powered store room Secure lift foyer with video intercom system Built in 2015 in a small secure & exclusively residential complex of 8 apartments Visitor parking Close to all amenities including shops, cafes, restaurants, public transport and medical facilities. 30 minutes to Perth - 15 min to Airports - 10 minutes to High Wycombe Train Station - 10 minutes to Bickley Valley Outgoings (approximate): Strata fees \$1,235.00 p/q Council rates \$500p/q Water rates: \$375p/q Whether you are an active couple seeking a hassle-free lifestyle, downsizers looking for a stylish retreat, or savvy investors searching for an exceptional opportunity, this home epitomizes class, quality, and distinction. With its impeccable design and attention to detail, it offers a low-maintenance living experience second to none. This property offers the luxury, security, and location you have been searching for. To truly appreciate this exceptional opportunity, viewing is a must. Please call Susanne Broido for further information - 0499 770 237 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.