

**4/101 GRAND Boulevard, Joondalup, WA 6027**



**Apartment For Sale**

Thursday, 18 April 2024

4/101 GRAND Boulevard, Joondalup, WA 6027

**Bedrooms: 1**

**Bathrooms: 1**

**Parkings: 1**

**Type: Apartment**

## Mid \$300,000's

Get into the property market now! Attractive pretty spacious one-bedroom apartment in a fantastic secure complex with delightful well cared for courtyard garden, BBQ's entertaining area, a gym and huge sparkling pool. This apartment is ideal for that busy FIFO worker, or maybe a student - with everything you could need to relax when home. Or are you just looking for an excellent investment opportunity with no work required. This compact property has all the things a large property has to offer except the hard work of cleaning and maintaining it! \* One king-sized bedroom with large built in robes and separate ensuite shower room\* Large comfortable lounge and dining room\* Open plan modern kitchen with heaps of cupboard space and work benches\* Stainless steel oven, range hood, and sink with separate second bench with an ideal breakfast bar\* Separate laundry and storage\* Lovely courtyard garden to enjoy and relax to watch the world go by\* Secure private undercover garage with separate private storage room The complex has all the amenities you could possibly want, including beautiful gardens surrounding a huge sparkling pool with a lovely BBQ's area for the Sunday afternoon get together, a fully maintained gym (no slacking here) and all the maintenance done for you! And don't forget the lock up and leave element, the complex is fully secured with an intercom system, into the property too so that you and your valuables are well looked after. That has to be ideal. This Lock up and leave: This property is ideal for the busy FIFO or business person who wants to get home and put their feet up, or the retiree wanting a "quiet", and safe private surrounding, not to mention the Joondalup CBD with its cafe strip, restaurants, Lakeside Shopping Centre, cinemas and train station, only a 5 minute walk away, with ECU and the Police academy a short hop on the CAT bus. This is the relaxing Lifestyle you've been looking for! Strata fees - \$537.61/quarter Sinking fund - \$37.33/quarter Potential Rent - \$420/week