

4/131 Mandurah Terrace, Mandurah, WA 6210

Sold Unit

Tuesday, 3 October 2023

4/131 Mandurah Terrace, Mandurah, WA 6210

Bedrooms: 3

Bathrooms: 1

Parkings: 2

Area: 71 m2

Type: Unit



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Contact agent

Renovated urban living, 500m to the beach! Brody & Emma from Acton | Belle Property proudly present 4/131 Mandurah Terrace, Mandurah to the market. The location on offer here is simply outstanding - situated right in the very heart of town, just a 500m stroll to the beach and a short walk further to the vibrant foreshore strip, offering an array of waterfront cafes, bars, parks, the ocean marina and entertainment options, along with schools, medical facilities and public transport all within easy reach. Nestled within a quiet complex of 4, this rear unit is privately set back from the street and provides the ultimate convenience for an inner-city lifestyle. The functional floorplan has been tastefully renovated with a contemporary feel that incorporates an updated kitchen, bathroom, laundry, flooring, painting and appliances throughout, and well-equipped with reverse cycle air-conditioning, dishwasher and storage shed just to name a few highlights. Whether you are looking to enter the market, downsize, or a savvy investment option, this property is a versatile choice, suitable for first-time homebuyers, investors, retirees, or holidaymakers. Distinctive features:

- 75sqm lot, 1978 build
- 3 bedroom, 1 bathroom, 2 garage
- 500m walk to beach & ocean marina
- Private rear unit in small complex of 4, low strata fees
- Newly renovated throughout including kitchen, bathroom, laundry, flooring and painting
- Light, bright interior with contemporary finishes
- Reverse cycle air-conditioning + new appliances and fittings
- Spacious grassed backyard + storage shed
- Easy-care convenient lifestyle, perfectly suited for first home buyers, investors, retirees or holiday makers
- Sought-after central location walking distance to the beach with all amenities at your fingertips including; marina, town, restaurants, cafes, bars, shops, parks, schools & transport
- Currently leased returning \$350 per week until 31/10/23, with a tenant who would like to stay on

Approximate outgoings: Council Rates: \$1700 per annum
Water Rates: \$996 per annum
Strata Levies: \$400 per quarter

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