

4/373 Barker Road, Subiaco, WA 6008

Townhouse For Sale

Friday, 31 May 2024

4/373 Barker Road, Subiaco, WA 6008

Bedrooms: 2

Bathrooms: 1

Parkings: 2

Type: Townhouse



Clare Nation
0893883988

Offers in the \$700,000s

With its entry gracing leafy and tranquil Raphael Street, this delightful townhouse offers an oasis of calm amidst the bustle of daily life. You will find serenity and convenience harmoniously blended as you step inside to discover a charming haven where every moment is an absolute pleasure. Whether you are unwinding in the private courtyard at the rear or enjoying the warm and spacious living area downstairs, this one truly is your perfect retreat in a prime central location. There is even scope to add your own personal modern touches to make it home.

THE HOME 2 bedroom 1 bathroom / laundry
Kitchen Dining / living 1 wc
Built approximately 1981
FEATURES Spacious downstairs open plan dining and living area with split system air conditioning, stylish pendant light fittings, gas bayonet and triple mirrored sliding door storage cupboard
A tiled kitchen preceding the living space, complete with double sink, range hood, Chef gas cooktop, separate oven / grill and a sleek white Miele dishwasher
A central winding timber staircase, linking the living space to the upper level bedrooms
Huge upstairs master bedroom with split system air conditioning, double mirrored built in wardrobe and double balcony doors
Large second upper level bedroom with built in double robe
A practical bathroom / laundry combination that separates the two bedrooms and features shower, wc, powder vanity, wash trough and a skylight for natural light
Skirting boards
Internal electric hot water system
Freshly painted
New carpets in the living area and bedrooms

OUTSIDE FEATURES An east facing paved courtyard captures all of the morning sunlight and offers private outdoor entertaining off the living area, complemented by leafy gardens, pond and a trickling rock waterfall feature that helps set the mood
A west facing full width bullnose front balcony off the master bedroom is somewhat protected from the elements and offers lovely views of the tree lined street, without being overlooked

PARKING Single under cover car bay, with access to the complex carpark via Barker Road
Visitor parking bays
Additional off street laneway parking for residents of the complex (not exclusive)

LOCATION This established corner complex is situated just a short stroll from King Edward Memorial Hospital, central Subiaco and Subiaco Village, with bus stops and Subiaco Train Station also only walking distance away. The buzzing Subi Farmer's Market, Subiaco Arts Centre, lush local parks and Subiaco Primary School are also nearby, as is the heart of our vibrant Perth CBD. Surround yourself with designer shopping, trendy pubs, sophisticated clubs, relaxing cafes and restaurants, all in this highly sought after locale. Nothing is too far from your front doorstep here, that's for sure.

SCHOOL CATCHMENT Subiaco Primary School
Shenton College (until Bob Hawke intake begins)
Bob Hawke College (year 7 intake started 2020)

TITLE DETAILS Lot 4 on Strata Plan 10198
Volume 1613 Folio 704

ZONING GR-AC0
STRATA INFORMATION 100 sq. metres
6 townhouses to the complex

ESTIMATED RENTAL RETURN \$650 per week

OUTGOINGS City of Subiaco: \$1,986.75 / annum 23/24
Water Corporation: \$1,285.92 / annum 23/24
Strata Levy: \$1,050.00 / quarter
Reserve Levy: \$105.00 / quarter
Total Strata Levies: \$1,155.00 / quarter

Disclaimer: Whilst every care has been taken in the preparation of the marketing for this property, accuracy cannot be guaranteed. Prospective buyers should make their own enquiries to satisfy themselves on all pertinent matters. Details herein do not constitute any representation by the Seller or the Seller's Agent and are expressly excluded from any contract.