

4/962 Albany Highway, East Victoria Park, WA 6101



Sold Apartment

Monday, 14 August 2023

4/962 Albany Highway, East Victoria Park, WA 6101

Bedrooms: 1

Bathrooms: 1

Parkings: 1

Type: Apartment



Edward Lim
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\$382,000

****OPEN HOME CANCELLED!**** Proudly Presented by Edward Lim Rise and shine to the irresistible aroma of freshly brewed coffee in East Vic Park's vibrant neighbourhood. Prepare to indulge in the finest cafes and eateries, conveniently located right at your doorstep. Say goodbye to mundane grocery runs, as your favourite Aldi or Coles in The Park Centre awaits to fulfill all your shopping needs. Need a caffeine fix or a delightful rendezvous with loved ones? The abundance of cosy restaurants and trendy bars just a stone's throw away will make your heart skip a beat. And the cherry on top? Leave your car behind, as everything is just a leisurely stroll away. Welcome to a meticulously maintained and stylishly presented 1-bedroom apartment that will dazzle your senses. Nestled on the first floor of a secure complex boasting only 12 apartments, this property is an absolute gem for young couples, singles, downsizers, and savvy investors alike. Enter into a spacious open plan living and dining area, adorned with plush carpet flooring that invites you to kick back and relax. Slide open the doors and let the world in as you step onto the sprawling balcony with a generous private terrace, perfect for those breezy evenings and entertaining guests. The kitchen will have you exclaiming "wow" with its perfect blend of style and functionality with polished stone benchtops and glass splash backs, an ideal space to whip up your culinary masterpieces. Seamlessly flowing from the lounge to the dining area, every inch of this apartment exudes an atmosphere of effortless elegance. As you retreat to the master bedroom, you'll be captivated by its generous proportions and the convenience of a walk-in robe. The common bathroom caters to both the master bedroom and guests, ensuring everyone's comfort. Need to tackle that pile of laundry? Fear not, as a well-sized laundry room discreetly hides behind double doors, ready to keep your dirty secrets away. And with blazing fast NBN internet (the kind dreams are made of), your online endeavours will be lightning-quick, whether it's work or play. Let's talk about what makes this property truly special: * Unbeatable location, offering an extraordinary lifestyle * Unparalleled convenience at your fingertips * Ultimate relaxation awaits * Built Year: 2015 | Modern and Stylish * Total Built Up Area: 135m² (featuring spacious living: 63m², a sprawling balcony: 21m² with a private terrace: 36m², a car bay: 13m², and a storeroom: 2m²) * A haven of open plan living, perfect for entertaining * Expansive balcony, beckoning for leisurely moments * Abundant space and thoughtful design * Effortless access to public transport options * Lock up and leave with peace of mind * Split system air conditioner in the living and ceiling fan in the master bedroom * Private, low maintenance and secure living * Undercover & secure parking (access from the rear of the complex through a laneway) * Visitor parking available * Small pets are allowed * And the list of perks goes on Location wise, close proximity to Curtin University, Perth City, shopping centres, medical facilities, dog friendly parks and recreational centres. You will love living here! Outgoings: * Council Rates: app. \$1,483.03 (FY 2022/2023) * Water Rates: app. \$949.85 (FY 2021/2022) * Strata Levies: app. \$649/q (which includes Admin: \$501.50/q & Reserve: \$147.50/q) Whether you're an astute investor, a first-time homebuyer, or seeking the perfect downsized haven, this is an opportunity you don't want to miss. Currently leased to exceptional tenants at \$420 per week until 22/7/2023. For more information or to view this property, please contact Edward Lim on 0408 929 655. ** We have obtained all information in this document from sources we believe to be reliable; however, we cannot guarantee its accuracy. Prospective purchasers are advised to carry out their own investigations. **