

41/4 Dover Court, Mosman Park, WA 6012

vivian's

Sold Apartment

Friday, 5 April 2024

41/4 Dover Court, Mosman Park, WA 6012

Bedrooms: 2

Bathrooms: 1

Area: 55 m2

Type: Apartment



Trent Vivian
0432392387



Gill Vivian
0415853926

\$345,000

Welcome to 41/4 Dover Court, Mosman Park. This charming apartment offers a fantastic opportunity for first-time buyers, downsizers, or investors looking for a conveniently located property. Situated in a sought-after area, this apartment boasts two bedrooms and one well-appointed, modern bathroom. The open-plan living and dining area create a welcoming space for relaxation and entertainment, equipped with a heat pump to keep you warm in Winter and cool in the Summer - plus your very own balcony which leads out from sliding doors, with views over the treetops. The renovated, neutrally decorated kitchen is functional and features ample storage and bench space. The apartment complex is attractive and well managed, located in a lush garden setting and has a part time caretaker. There is first come, first serve basis on the parking but there is generally enough room for everyone. Currently tenanted at \$420 per week until 5/4/2024. If you're looking for the perfect place to call home, wanting to scoop up a tidy investment or perhaps looking for a short term stay opportunity, look no further. Why we love this complex:

- Modern renovation to the apartment
- Huge, below ground swimming pool and entertaining area for residents' use
- Beautiful Park with lush gardens and playground
- Gas barbeque facilities on the doorstep
- Just a short stroll to Victoria St Train Station and the beach
- Easy walking distance to local shops, parks, cafes and the river
- Secure building, with electronic swipe card access to the building and facilities
- Access to secure common area parking (please note car bays are not individually allocated)
- Shared laundry facilities with tap card
- Community vegetable garden

What we love about this location:

- 295m approx. to Victoria Street Train Station and bus stations
- 370m approx. to the Mosman Park shopping centre (currently being renovated)
- 360m approx. to Rodney's bait and tackle (popular Mosman Park bar)
- 600m approx. to the South Cottesloe Beach

For more information or to book an inspection please contact Trent Vivian 0432 392 387 or Gill Vivian 0415 853 926. We are your Western Suburb Specialists! Please note that while every best effort is made to ensure rates are correct at the time of listing, they are provided for reference only and may be subject to change. Chattels depicted or described are not included in the sale unless specified in the Offer and Acceptance. Council rates: \$1,667.46 per annum approx. Water rates: \$809.77 per annum approx. Strata Rates: \$750.00 per quarter approx. (Admin) Strata Rates: \$250.00 per quarter approx. (Reserve)

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