

**5/14 Upper Esplanade, Bunbury, WA 6230**

**Sold Townhouse**

Friday, 1 March 2024



5/14 Upper Esplanade, Bunbury, WA 6230

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 1**

**Area: 262 m2**

**Type: Townhouse**



Tim Cooper  
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**\$565,000**

Live the life you have imagined in this three-bedroom inner city townhouse that offers the perfect blend of coastal living and convenience. Boasting two spacious levels, open plan living & dining area, balcony with adequate space to relax and good-sized bedrooms. Ideally located for a lifestyle of supreme convenience with all amenities you need, just a stroll away, including the ever-popular café strip in Bunbury CBD – What a location! With a potential rental return of \$570-630 per week\* -This is a great property to add to your investment portfolio. For more information or to arrange a private viewing, contact exclusive selling agent Tim Cooper today!

**FEATURES YOU'LL LOVE**  
Low maintenance & well presented Three bedrooms all with built in robes downstairs  
Spacious bathroom with separate shower & bath  
Two toilets, one on each level  
Open plan kitchen, meals and living upstairs with ocean views  
Two balconies, one with ocean views  
Functional kitchen with ample cupboard & bench space  
Low maintenance courtyard  
Fresh paint & new vinyl flooring

**LOCATION**  
FEATURES  
Back Beach – Approx 200 m  
Bunbury Senior High School – 1.2 km  
Bunbury CBD & Café strip – 1.6 km  
Bunbury Primary School – 1.6 km  
Built: 1992  
Land size: 262 m<sup>2</sup>  
Land rates: \$2691.61 approx. P/YR  
Water rates: \$262.70 approx. P/YR  
Sewerage rates: \$1,250.27 approx. P/YR  
Strata fees: \$2,076.00 approx P/YR\*  
Rental appraisal: After careful consideration of the current rental market, we believe that the above property could attain a rental return of \$570 - \$630 per week. Please note this is not a sworn evaluation and the price is subject to change with market conditions and rental demand at the time of marketing.