

5/2 Marina Drive, Ascot, WA 6104

House For Sale

Saturday, 4 May 2024



5/2 Marina Drive, Ascot, WA 6104

Bedrooms: 1

Bathrooms: 1

Parkings: 1

Area: 64 m2

Type: House



Hasi Kodagoda
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\$400,000

Forming part of a commanding corner complex at "Ascot Waters" in between the marina and Ascot Racecourse, this quality one-bedroom one-bathroom apartment defines modern low-maintenance lock-up and-leave living in a top, top location. Secure access, parking and storage downstairs is complemented by an inviting open-plan living, dining and kitchen area upstairs - once you eventually step foot inside. There, sparkling bench tops are accompanied by over-head storage cupboards, and a dishwasher recess. Outdoor access to a spacious and covered alfresco-style entertaining balcony is rather seamless, with a custom built-in stone study nook/desk also making up the layout of the connecting living space. The bedroom has full-height mirrored built-in wardrobes and direct access on to the balcony, allowing those cooling river breezes to filter in. The bathroom has crisp tiling, a rain shower, toilet, powder vanity, and a double door storage cupboard. There is also a separate laundry, for good measure. Walk or cycle down to the river from here, with an abundance of boating activity also nearby and very much within arm's reach. Aside from local cafes, restaurants, schools, shopping and lush green parklands, you will be in absolute awe of this stylish apartment's very close proximity to public transport, Perth Airport, our world-class Optus Stadium at Burswood, the Crown Towers, casino and entertainment complex next door and so much more. "Convenient" is indeed the word! Other features include, but are not limited to: • Tiled lobby entrance • Secure lift access, up to your apartment • Easy-care timber-look flooring to the living space • Carpeted bedroom • Secure single under-cover car bay • Adjacent storage cage • Under-cover visitor-parking bays • GAS cooking Distances to (approx.): • Ascot Waters Marina - 350m • Redcliffe Train Station - 3.3km • Crown Towers Perth - 4.8km • Perth CBD - 8.2km • Perth Airport (T1 & T2) - 10.0km Water rates: \$1,052.28 p/a (approx.) - Total for 2022 - 2023 financial year Council rates: \$1492.78 p/a (approx.) Strata fees: \$872.78 p/q (approx.) Disclaimer: Whilst every care has been taken in the preparation of this advertisement, accuracy cannot be guaranteed. Prospective purchasers should make their own enquiries to satisfy themselves on all pertinent matters. Details herein do not constitute any representation by the Vendor or the agent and are expressly excluded from any contract. Furthermore, we strongly advise that you verify all information provided before making any decisions related to buying, selling, leasing, or renting real estate. As the agent responsible for publishing this advertisement, it is your responsibility to ensure that all facts and figures are correct and up-to-date before publishing. We will not be liable for any loss or damage, including without limitation, indirect or consequential loss or damage, or any loss or damage whatsoever arising from loss of data or profits arising out of, or in connection with, the use of this advertisement.