

504/112-122 Goderich Street, East Perth, WA 6004



Sold Studio

Tuesday, 12 March 2024

504/112-122 Goderich Street, East Perth, WA 6004

Bedrooms: 1

Bathrooms: 1

Parkings: 1

Type: Studio



Angie Taylor
0417946056

Contact agent

Are you searching for a cosy and convenient place to call home in an ideal city fringe location? Look no further! A fantastic opportunity to own a tenanted, studio apartment in a secure complex will suit the investor in us all, when you are receiving high rental yields. These types of properties are always sought after by tenants. Step inside this fifth floor, studio apartment and be greeted by a cosy living space. The apartment boasts a functional layout, maximizing the available space and offering a comfortable living experience, with potential to further improve. With an existing tenant, this studio provides a solid investment in a central location. Located in the heart of East Perth, enjoy the best of urban living with everything at your doorstep and access to the Red CAT bus-stop at your front door. Feel safe and protected with 24/7 security and access control systems, giving you peace of mind and this building has a secure carpark and laundry facilities available on site. Boasting an abundance of natural light, this little gem has the added bonus of an outstanding tenant (on a fixed term lease until March 2024) who has made this a comfortable home for themselves and is keen to stay on. Whether you're a first-time buyer or an astute investor looking to expand your portfolio, this property ticks a lot of boxes. WHY YOU SHOULD PUT THIS ON YOUR MUST SEE LIST: A sought after, central city location Fantastic return Great City Pad "Lock and Leave" Dual Lifts Secure Close to public transport Close to Parks RENTAL RETURN Currently tenanted at \$340 pw until March 2024 (approx net ROI 7.9%) TITLE PARTICULARS: Year Built: 1968 Lot Size: 29 sqm (plus car bay) City of Perth Council Rates: \$1,251.40 p/a approximately Water Service: \$941.20 p/a approximately Strata Levies: \$568.33 p/q (Admin: \$463.08 p/q + Reserve: \$105.25 p/q) Ensure that you add this studio to your inspection list or contact Angie Taylor of Edison Property 0417 946 056 or angie@edisonproperty.com.au for further information.