

51/169 Great Eastern Highway, Belmont, WA 6104



Sold Villa

Tuesday, 12 March 2024

51/169 Great Eastern Highway, Belmont, WA 6104

Bedrooms: 1

Bathrooms: 1

Parkings: 1

Type: Villa



Edward Lim
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\$260,000

Proudly presented by Edward Lim...Nestled within the meticulously maintained and secure "Sandringham Village," discover an inviting 1-bedroom private villa that exudes impeccable charm and comfort. This residence beckons with an open-plan design, creating a warm and intimate ambiance from the moment you step through the door. The open-plan living area not only offers a generous space for entertaining loved ones but also serves as the heart of this abode. The kitchen boasts ample bench space and cupboard storage, inviting you to unleash your culinary prowess in a setting that seamlessly combines functionality with style. Retreating to the master bedroom reveals a private sanctuary, providing the perfect retreat to unwind after a long day. Enjoy the convenience of direct access to the ensuite bathroom, complete with provisions for an inbuilt laundry area, ensuring a harmonious blend of luxury and practicality. Strategically positioned near the front of the complex for effortless accessibility, this unit goes beyond the ordinary by offering resort-style amenities. Indulge in the allure of a swimming pool, gym, barbecue area, tennis court, and designated visitor car bays – a testament to the lifestyle this property affords. Beyond its confines, this residence boasts a prime location directly across from the scenic Swan River and Adachi Park. The convenience of swift access to major thoroughfares such as the Graham Farmer Freeway and Tonkin Highway enhances the appeal of this address. Additionally, within a short drive, embrace the proximity to the Belmont Forum Shopping Centre, Crown Entertainment Complex, Ascot Racecourse, as well as esteemed schools and picturesque parks. Whether you're an astute investor seeking a lucrative opportunity, a city dweller in search of a convenient urban pad, or a first-time buyer eager to enter the real estate market, this property caters to a diverse range of discerning tastes. The Property & What We Love?! * Year Built: 1971 with Total Build Up Area: 62m²* A spacious one bedroom designed for functionality * Open plan lounge, kitchen and dining area* Spacious bathroom with dedicated laundry area* Allocated undercover car bay* Complex amenities: pool, gym, tennis court* Estimated rental: \$430 - \$450/week Outgoings:* Council Rates: app. \$1,341.00 (FY 2023/2024)* Water Rates: app. \$917.09 (FY 2022/2023)* Strata Levies: app. \$502.32/qtr (which includes Admin: \$452.40/qtr & Reserve: \$49.92/qtr) Presently tenanted by a reliable tenant for \$350/week until 19/4/2024. Don't miss the chance to experience the epitome of city fringe living. contact listing agent, Edward Lim on 0408 929 655, to secure your opportunity to call this residence home.** 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. **