

**55/3 Homelea Court, Rivervale, WA 6103**



**Apartment For Sale**

Thursday, 30 May 2024

55/3 Homelea Court, Rivervale, WA 6103

**Bedrooms: 1**

**Bathrooms: 1**

**Parkings: 1**

**Area: 66 m2**

**Type: Apartment**



Joel Cooper  
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**From \$389,000**

TOP FLOOR IN WEST TOWER - FANTASTIC POSITION WITH NO ONE ABOVE YOU! IMMACULATE CONDITION WITH FRESHLY PAINTED & NEW CARPETS THROUGHOUT NEST OR INVEST WITH VACANT POSSESSION Effortlessly contemporary, and located minutes from the Perth City, airport, Belmont, and more, this spectacular complex presents a fantastic opportunity for the astute occupier & savvy investor alike. Enjoy luxury low maintenance living with superb facilities including swimming pool, poolside BBQ's, fully equipped gymnasium, sauna, resident's lounges, and games room. Featuring an abundance of natural light & a fantastic entertainer's balcony, this 1-bedroom, 1-bathroom North facing apartment oozes style and sophistication whilst offering a supreme city-fringe lifestyle. The large 18sqm balcony enjoys a North-East facing aspect and allows you the opportunity to spread out and take advantage of seamless indoor/outdoor living. Rental potential: - \$550-\$600/w Furnished- \$500-\$550/w Unfurnished Features Include:- Level 8, North-East facing in the 2014 built Spring View Towers Apartments- Sold with vacant possession, ready to move in or rent out from settlement- Chic tiled kitchen & bathroom/laundry, carpeted lounge & bedroom for comfort- Well-designed open plan kitchen with abundant bench & cupboard space plus pull-out pantry- Full length balcony with direct access from both living & bedroom- King-sized bedroom with mirrored BIR & additional storage- Reverse-cycle split-system air-conditioning to living & bedroom- Internal: 48sqm Balcony: 18sqm Storage: 6sqm Car bay: 14sqm Total: 86sqm Location Highlights:- Swan River & Cracknell Parklands 200m- Blasta Brewing Company 650m- Burswood Train Station 950m- Rivervale IGA express 900m- St Augustine's Primary School 950m- Empire Bar 1.1km- Crown Casino 1.4km- The Camfield 2.1km- Optus Stadium 1.7km- Victoria Park Cafe Strip 2.4km- Perth CBD 5km Outgoings (Approximate): Council Rates: \$1,646 p/y Water Rates: \$1,068 p/y Strata Levy: \$784 p/q Reserve Levy: \$80 p/q Disclaimer: All distances are estimations obtained from Google Maps. All sizes of the property are estimated, and buyers should rely on their own measurements when onsite. All outgoings are approximate and subject to change without notice. Information provided is for advertising purposes only, buyers are recommended to verify all items personally and rely on their own investigations.