

**6/52 Third Avenue, Mount Lawley, WA 6050**



**Apartment For Sale**

Saturday, 13 April 2024

6/52 Third Avenue, Mount Lawley, WA 6050

**Bedrooms: 2**

**Bathrooms: 1**

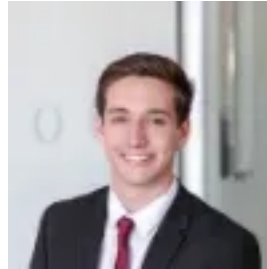
**Parkings: 1**

**Area: 52 m2**

**Type: Apartment**



Julian Leach  
0893618999



Jackson Halse  
0893618999

## UNDER OFFER

Are you looking for that 'first home', a downsizing option, a 'bolt-hole' in Perth perhaps, or a high yield rental in the heart of one of Perth's most sort after, inner urban suburbs? Be quick to view 'unit 6 of 52 third Avenue in Mount Lawley', as something this discrete and this beautifully presented, will not last."6 of 52 Third Ave," is an exquisite, 2 bedroom 1 bathroom, 1 car luxurious, ground floor rear corner apartment in a deluxe, 2 story complex of 12 first class apartment/units, '#6 of 52 Third Avenue' maintains nothing short of excellence in both location and presentation, not to mention being placed quite literally, in the heart of one of Perth's favourite, CBD proximal, lifestyle precincts. Street appeal is one thing, security another, fortunately, 52 third Avenue has all of the above with a timeless, Colonial styled, face brick appeal, always sort after and never dated, 'unit six' has all the contemporary features desired. Dressed impeccably with Horizontal Venetian blinds, bamboo floors, high ceilings, feature lighting, glass 'splash-back', prestige kitchen, naturally lit internal (10 Sqm) courtyard, generous rear utility (22 Sqm) courtyard, internal storage/work shed, generously dimensioned rooms, neat but highly functional laundry/bathroom, air conditioning and CCTV front door/gate access. Offering a first impression of prestige, privacy and premium security, Unit 6/52 third Avenue of Mt Lawley, speaks volumes for itself, with low cost levies and a well kept aesthetic, for owner occupiers and tenants alike, there really is, no need to lift a finger, just arrive home, relax and enjoy. Call Julian (0419936202) or Jackson (0420719978) to view and/or come to one of our scheduled home open, we'd be honored to show you what is a beautiful first, second or even last home opportunity.