

61/1 Wingfield Avenue, Crawley, WA 6009



Apartment For Sale

Wednesday, 3 April 2024

61/1 Wingfield Avenue, Crawley, WA 6009

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 221 m2

Type: Apartment



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CONTACT AGENT

Open for Inspection Saturday 13th April - Contact Emma Milner on 0421 213 000 to register your interest. Under the watchful gaze of Kings Park and perched waterside in prime Crawley territory lies a remarkable lifestyle offering. A modern day sanctuary in its own right, the extensively upgraded three-bedroom, two-bathroom apartment is the gateway to a prized urban stronghold that presides over Perth's iconic blue boathouse. However, the positioning between the pristine waters of Matilda Bay, Kings Park and the CBD tell only half the story. Redefining tranquillity, 61/1 Wingfield Avenue plays a powerful trump card the moment you walk through its front door. A sublime and somewhat hypnotic Swan River panorama dominates the skyline beyond its windows and offers immediate respite from life's hectic schedule. The main living spaces, awash with beautiful neutral tones are anchored by a contemporary and sophisticated kitchen. Remaining connected to the views by way of an open plan island and breakfast bar, the hub of the home is a highly functional entertaining space, finished with gorgeous light stone bench tops and equipped with a selection of appliances, integrated fridge/freezer and ample storage. Set up as an incredibly capable work zone, geared to both intimate soirees and larger scale gatherings, the soft evening glow over the river provides the mesmerizing backdrop to any sunset dining experience. Within the kitchen space you will also find a washing machine, dryer and laundry sink. Stepping out to the large, direct river-facing balcony, the gravitas of such a sublime vantage point sets in. Panoramic views stretch to the horizon offering glimpses of southern suburb landscapes, the meandering river as it stretches both south and west and Matilda Bay's iconic Royal Perth Yacht Club. Offering a serene escape from the bustling world below, it's a space that is very much connected to the beating heart of the city but at the same time offers such a peaceful retreat from urban life. The bedrooms echo the home's ethos of blending luxury with comfort. The master suite in particular is a testament to this philosophy. Offering generous space, it includes an oversized fully fitted walk-in dressing room, easily capable of being a dedicated home office should the need arise, a refined well-appointed ensuite bathroom and extensive views out to the river. Positioned on the border of Kings Park and flanked by our state's finest waterway, the natural beauty surrounding this tightly held asset makes 61/1 Wingfield Avenue a rare opportunity to own a piece of Crawley's prized riverfront. It is where the spirit of Perth's riverside lifestyle is most palpable and a daily reminder of the exclusive lifestyle that this home affords. At a glance;

- A Harold Krantz designed boutique collection of waterfront apartments on absolute prime Swan River frontage
- The apartment is on Level 6, shared by only one other dwelling
- An exhaustive renovation has been completed to offer a superbly contemporary finish
- Three bedrooms, and two bathrooms with the potential for a home office or gym in the existing dressing room
- The main and second bedrooms have fully fitted built in robe space
- The north facing, versatile walk-in dressing room and bedrooms two and three all enjoy magnificent winter sunshine, facing Kings Park to the rear (bedroom three is currently being used as a home office)
- Both the main bathroom servicing the bedrooms and the ensuite have been exceptionally appointed with well sized frameless showers, full height deluxe tiling, stone topped cabinetry and fantastic storage space
- Separate guest powder room
- Shadow line ceiling detail
- Gorgeous river facing sitting area
- Stackable doors to open the entire living space out to the balcony
- Custom fitted display and storage cabinet in the main living area
- Light coloured, engineered oak finish flooring throughout
- Multiple split system reverse cycle air conditioning units
- Combination of central oyster and LED lighting fixtures
- Plantation shutters and vertical blinds throughout
- Large double door linen press and a separate storage cupboard
- Multiple accessible balconies
- NBN
- Security cameras on the premises
- Audio intercom to the secure entrance
- Expansive swimming pool with beautiful BBQ area, kitchen, and toilet
- Remote control gated vehicle access to the carpark
- Secure, undercover parking for two vehicles
- Communal storage area

Greeted by a flood of natural light and a superb sense of scale with open format kitchen, living and dining areas, the bespoke interior design and curated renovation is indeed impressive. With an airy feel, an articulate floorplan and flexible internal spaces what is most apparent is that this is a place of belonging. A place to call home. To arrange your private inspection of this commanding Crawley apartment, contact Emma Milner on 0421 213 000 or Vivien Yap on 0433 258 818. Rates & Local Information: Water Rates: \$1,052.28 (2022/23) City of Perth Council Rates: \$1,415.25 (2023/24) Zoning: R60 Primary School Catchment: Nedlands Primary School Secondary School Catchments: Shenton College

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