

61/2 Burvill Drive, Floreat, WA 6014

selling perth.

Apartment For Sale

Wednesday, 12 June 2024

61/2 Burvill Drive, Floreat, WA 6014

Bedrooms: 2

Bathrooms: 2

Parkings: 2

Area: 107 m2

Type: Apartment



Con Paioff
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UNDER OFFER

Stunning upmarket Western Suburbs apartment ideally positioned between the City and the Beach. This home strikes the perfect balance for anyone looking to enjoy the freedom, low maintenance and security of sophisticated apartment living, and without compromising on style, quality and living space. The Floorplan:

- Bedroom 1(Main): King-size room with direct access to the terrace balcony. Huge storage space for your clothes and shoes behind the wall of mirrored built-in-robos
- Bedroom 2: Double-sized room with direct and private access into the semi-Ensuite bathroom, making it perfect for anyone wanting their own privacy. Also includes mirrored built-in-robos
- Ensuite: 5-star style and finishes including floor-to-ceiling tiling
- Semi-Ensuite Bathroom: Dual access via bedroom 2 and hallway. Also includes floor-to-ceiling tiling
- Living Room: Extra high ceilings, ample space for all your furniture and sliding doors that open up to the terrace balcony
- Kitchen/Dining: Modern and sleek with an amazing level of cupboard storage, stone benchtops, glass splashbacks, double sink, large fridge recess space and dishwasher
- Laundry: Spacious European-style facility
- Alfresco Terrace Balcony: Large 27sqm terrace-style balcony that offers an impressive outdoor living space, and the store room is conveniently located at one end of the balcony
- Parking: Secure undercover parking for 2 cars

Other things to consider:

- Year Built: 2016
- Near new condition throughout
- Pets allowed (Conditions apply)
- Lift access to your level and to the parking area
- Reverse cycle air conditioning to both bedrooms and living area
- Timber flooring to the kitchen and living area
- Sheer curtains and block-out blinds to all windows/sliding doors
- Visitor parking bays on-site

The Empire West Apartments provides its residents with a high level of security

- Secure lobby entrance
- Audio/Visual intercom
- Lift access via a swipe key
- Security gate to the parking area

Outgoings:

- Council Rates: \$2,014.00 per annum (approx.)
- Water Rates: \$1,861.00 per annum (approx.)
- Strata Levy: \$1,343.03 per quarter

Location Details:

- Floreat Forum Shopping Centre (1 km)
- Wembley Golf Course (3 km)
- Floreat Beach (4 km)
- Perth CBD (7 Km)
- Cup & Co Cafe (Just around the corner)
- Primary Schools & Colleges (1.5 km to 3 km)

On-Site Facilities: Enjoy access to a private gym, games room, lounge and barbecue area where you can entertain with family and friends. The virtual furniture and fittings shown in both bedrooms are for illustration purposes only. Please get in touch with Con Paioff on 0407 947 449 for more information or to arrange a private viewing.