

71/580 Newcastle Street, West Perth, WA 6005



Apartment For Sale

Wednesday, 22 May 2024

71/580 Newcastle Street, West Perth, WA 6005

Bathrooms: 1

Parkings: 1

Area: 39 m2

Type: Apartment



Damon Pavlos
0417672201

OFFERS OVER \$260,000

This Neatly Renovated 1 bedroom 1 bathroom Penthouse level studio apartment bordering the Leederville and Northbridge precincts has city views forever. Great investment opportunity with the current tenant paying \$320 per week and currently has a Fixed lease agreement in place to 26 July 2025. (Note: the lease has a provision to increase the rent to \$355.00 per week 26 July 2024). Featuring:

- Neat easy care kitchen with Gas appliances
- Stone bench top with breakfast bar
- Plenty of kitchen storage
- Good condition Parquetry flooring throughout and tiled kitchen
- Fridge and Washing machine included
- Robe with good storage and hanging space
- Renovated bathroom with 1 WC
- Split System air conditioning
- Balcony which is tiled overlooking the City
- 1 Under cover Parking bay (Exclusive to this unit)
- Only 3 units on this level which can only be accessed by a Secure Gate with Intercom
- Recently installed Security gate, fencing and pedestrian gates
- Well maintained complex with proactive council of owners
- Living Area: 39sqm not including the Balcony
- Council rates : \$1,627.87 per Annum. Water Rates Approx: \$1,003 per annum
- Strata Levies: Admin \$531.25 per 1/4 and Sinking Levy: \$55 per 1/4

Fantastic location with walking distance to vibrant Leederville cafes/restaurants, 24 Hour IGA, Leederville train station, walking distance to transport services with bus stops on Cleaver street and Free transit bus 15 a short stroll away on Newcastle Street which takes you to Perth bus station, walking distance to West end Deli and Cleaver Heritage. Walk to CBD/ Northbridge, Subiaco and North Perth, surrounded by cycle paths to commute to work, surrounded by parks and recreation facilities, Beatty Park recreation centre , 24hour Loftus centre gym and a short stroll away from Medibank football oval. Easy access to freeway North and South on and off ramps, Universities and Hospitals and an abundance of amenities to choose from. For a viewing please contact Damon on 0417 672 201 or Email: damon@jimpavlos.com.au