

74/8 Hordern Street, Victoria Park, WA 6100



Apartment For Sale

Saturday, 10 February 2024

74/8 Hordern Street, Victoria Park, WA 6100

Bedrooms: 2

Bathrooms: 2

Parkings: 2

Type: Apartment



Edward Lim
0894737777

OFFERS Over \$589 K

****FIRST INSPECTION 11AM, SAT, 17/2/2024**** Proudly presented by Edward Lim. Experience breathtaking vistas, indulge in top-notch amenities, and revel in the epitome of modern luxury living in the vibrant heart of Victoria Park. This coveted fully furnished residence promises a resort-style lifestyle like no other. Meet 74/8 Hordern Street! Nestled on the exclusive sixth level, this penthouse apartment beckons with an expansive, light-filled living space that seamlessly blends dining, kitchen, and relaxation areas. Step through double sliding doors onto the generous balcony, where you can unwind in style. The sleek, designer kitchen, adorned with pristine white stone, boasts state-of-the-art appliances, making it a chef's dream and a hub for social gatherings. Both bedrooms are generously sized, with the master suite featuring its own private en-suite and ample built-in robes. Luxuriate in the modern elegance of the bathrooms, complete with chic vanities and stylish finishes. Additional highlights include reverse-cycle air conditioning for year-round comfort, not one but two secure tandem parking bays, and a convenient storeroom. With its proximity to Optus Stadium, Crown, the CBD, and the scenic riverfront plus the soon-to-be-completed \$100M Swan River cycling bridge, along with easy access to public transport and a plethora of dining and shopping options, this property offers the perfect fusion of tranquillity and urban convenience. Furthermore, residing within the Victoria Park Primary School zone adds an extra layer of appeal. The Property & What We Love?! * Built Year: 2010 * Build Up Area: 124m² (including Living: 77m², Balcony: 18m², Storage: 5m², Car Bay: 24m²) * PROMINENT Location! * FANTASTIC Lifestyle! * Fully Furnished, Spacious & Well Proportioned * Open-Plan Kitchen, Dining & Living Area * Large full width entertainer's balcony * High ceilings with recessed down lights * Reverse Cycle Air Conditioning Split System * 2 Parking Bays (tandem parking) * Easy access to nearby public transport * Private, Low Maintenance & Secure * Estimated rental \$760 - \$780/week Complex Facilities * 16.5m resort style swimming pool * Extensive pool side deck * Common cafe style dining room * Games room with pool table * Fully equipped gymnasium and sauna * Visitor Bays * Private balcony/terrace * Secure storage Outgoings: * Council Rates: app. \$2,034.51 (FY 2023 - 2024) * Water Rates: app. \$1,204.73 (FY 2022 - 2023) * Strata Levies: app. \$1,426.91/q (includes Admin: \$1,193.28/q & Reserve: \$233.63/q) A much loved, relaxed and comfortable home, easy to live in now. Presently leased to a reliable tenant for \$680/week until 16/09/24, this cherished home also presents an enticing investment opportunity. Don't miss your chance to make it yours, contact listing agent, Edward Lim today for more information or to schedule a viewing. ** We have obtained all information in this document from sources we believe to be reliable; however, we cannot guarantee its accuracy. Prospective purchasers are advised to carry out their own investigations. **