

**8/1 Mercer Way, Balga, WA 6061**

**Sold Apartment**

Friday, 1 September 2023



8/1 Mercer Way, Balga, WA 6061

**Bedrooms: 2**

**Bathrooms: 2**

**Parkings: 1**

**Area: 68 m2**

**Type: Apartment**

**\$350,000**

Welcome to 8/1 Mercer Way Balga WA 6061, a stylish 2 bedroom 2 bathroom apartment in a secure complex that offers the perfect blend of modern comfort and convenience. Located on the second floor, as you walk in you will be greeted with a open plan and light-filled living area perfect for entertaining guests, spacious master bedroom with a walk in robe and ensuite, second bedroom with a built in robe, tasteful kitchen with stone counter tops and stainless steel appliances. Fitted with outdoor blinds, the enclosed outdoor balcony provides a relaxing space to enjoy all year round. You will also be pleased by the extra features, such as air-conditioning, timber ceramic flooring, alarm system, automatic security gate and more! Whether you are looking to downsize, invest or you are a first home buyer, this is an ideal opportunity to get into the market. Features- Spacious Master bedroom with ensuite and walk in wardrobe - Second bedroom with built in wardrobe - Modern kitchen with stone countertops and stainless steel appliances- Timber ceramic flooring- 2x Split System AC units (Living and Master)- Private and secure complex with automatic security gate- Alarm System- Enclosed balcony with outdoor blinds - Dishwasher and Washing Machine included Strata Fees - \$919.125/Quarter (INC Building Insurance) Location- 500m to Linthorne Reserve - 800m to Balga High School- 1.0km Majella Catholic Primary School - 1.1km Warriapendi Primary School- 1.2km Gladys Newton School - 1.6km Stirling Leisure Center- 1.9km Balga Plaza Shopping Mall