

**8/3 Salisbury Road, Rivervale, WA 6103**

**Apartment For Sale**

Tuesday, 6 February 2024



8/3 Salisbury Road, Rivervale, WA 6103

**Bedrooms: 2**

**Bathrooms: 2**

**Parkings: 1**

**Area: 63 m2**

**Type: Apartment**



Franklin Martinez  
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## EOI from Mid \$400,000's

Exciting opportunity to secure this lovely and spacious residence in the sought-after top end Rivervale - close to riverside locale and just minutes away to all Perth City highlights. Built in 2016, in pristine condition and with total 98sqm this two-bedroom apartment presents a functional and effortless layout, perfectly suited to young couples, busy executives, sophisticated investors, young retirees and lock & leave lifestyle. The interior, modern decor, well-sized bedrooms with generous built-in-robos, gourmet kitchen, high ceilings and abundance of natural light offer all the comfort in each living space and utmost privacy, while the outdoor balcony with retractable awning produces a fantastic shade in summer days and provides a serene space for relaxation and entertaining. Simply enjoy a morning coffee, afternoon drinks and casual friends visits all year long in this exceptional urban retreat apartment. It also has a clever premium undercroft car parking space and storeroom! The location is second to none, conveniently close to a variety of amenities and in a quiet cul-de-sac street. Live at 3 THE MINT on Salisbury and enjoy the practicality of this stylish and distinctive apartment within easy reach of Perth CBD, airports, Swan river, Optus stadium, multiple shopping precincts and heaps of public transport. Features:- Master Bedroom with BIR and En-suite- Second well-sized bedroom with BIR and sliding door with access to Balcony- Spacious Laundry area.- All Bedrooms and Living Area with Split Systems Air-Conditioning.- Kitchen equipped with great modern appliances. - Gas DeLonghi Cooktop.- Generous-Private Balcony with separate entry.- Ground Level Storeroom. Council Rates(Approx.): \$1,531.8 Water Rates(Approx.): \$1,011.4. Administrative Fund (quarterly): \$467.5 Reserve Fund (quarterly): \$32.56 If you would like to discover your new home or learn more about this property, please Contact Franklin Martinez on 0432 448 526 and Don't wait a second more. Live your best life here ! Note: The fit-out/furniture might be included. Be quick !