

8/46 South Street, Fremantle, WA 6160



Townhouse For Sale

Tuesday, 2 April 2024

8/46 South Street, Fremantle, WA 6160

Bedrooms: 3

Bathrooms: 1

Parkings: 1

Type: Townhouse



Nikki Gogan

0893855559

Early \$700,000s

Nestled in the heart of historic Fremantle, where properties are as coveted as treasures, this delightful 3 bedroom 1 bathroom 2 WC two-storey townhouse residence at 'Kwinana Court' emerges as a beacon of opportunity, offering a harmonious blend of convenience and tranquillity. Designed by renowned local architect Murray Slavin for Dennis Conner's winning America's Cup team, these homes have stood the test of time. Enviably positioned within a stone's throw from the vibrant pulse of town, yet cocooned from its hustle and bustle, this impressive abode stands as a testament to refined contemporary living. Step through the welcoming embrace of the gated front entry courtyard and be greeted by an ambience of serenity that permeates every corner of the home. The spacious living room, adorned with natural light, effortlessly transitions into an inviting dining area next to the kitchen, allowing residents to savour moments of repose, or entertain with ease. Beyond lies a secluded alfresco retreat and generous north-facing open-air courtyard at the rear, where balmy evenings are embraced and the legendary Fremantle Doctor breeze dances through, bestowing a refreshing touch to warm summer days. The well-appointed kitchen itself is a culinary haven, boasting stainless-steel appliances and ample storage, ready to accommodate gastronomic pursuits with finesse. Downstairs, terracotta flooring exudes warmth, while plush upstairs carpeting in the bedrooms cradles weary feet in comfort, offering an area that encourages rest and rejuvenation. A separate bathroom can also be found on the upper level, servicing the larger master bedroom and decent spare bedrooms – all with their own wardrobes – very well indeed. Set within a secure complex, this exceptional pad epitomises the ultimate “lock-up-and-leave” lifestyle, allowing you the freedom to explore the myriad delights of Fremantle at your leisure. Sample the trendy nearby cafes, indulge in the freshest seafood at Fishing Boat Harbour or meander through the vibrant stalls of the Fremantle Markets. For those seeking educational pursuits or leisurely strolls, a close proximity to great schools, lush green parks and the University of Notre Dame ensures every need is catered to. With public transport at your doorstep and arterial roads within easy reach, the possibilities for exploration are endless. Welcome to a place where every day unfolds as a celebration of urban vibrancy and coastal charm!

Key Features and Local Amenities:

- Gated entry courtyard
- Entry patio
- Huge front living area with split-system air-conditioning and a ceiling fan
- Sliding-door access to the front courtyard, from the living room
- Adjacent open-plan dining and kitchen area – with a breakfast bar and dishwasher
- Gas cooktop
- Under-bench oven
- Microwave nook
- Kitchen storage pantry
- Downstairs laundry with storage and a powder room
- Split-system air-conditioning, fan and a huge double-door walk-in robe to the master
- 2nd/3rd bedrooms with BIR's and ceiling fans
- Practical fully-tiled upper-level bathroom with a bathtub, showerhead, toilet and vanity
- Under-stair storage
- Covered rear patio for outdoor entertaining
- Spacious and paved open-air back courtyard with a clothesline and side-access gate
- Security-door entrance
- Gas hot-water system
- Easy-care mature gardens
- Single under-cover car space
- Total strata area – 157sqm (approx.)
- Kerfuffle and Ootong & Lincoln cafes within arm's reach
- Walk to Beaconsfield Primary School
- Close to the Fremantle Sailing Club and Fishing Boat Harbour
- Easy access to South Beach and Bathers Beach
- Minutes away from the University of Notre Dame
- Short drive to Fremantle College
- Fremantle Train Station, shopping and John Curtin College of the Arts all nearby

Council Rates: Approx \$1,986 per annum
Water Rates: Approx \$1,284 per annum
Strata Fees: Approx \$1,224 per quarter

Disclaimer: The particulars of this listing have been prepared for advertising and marketing purposes only. We have made every effort to ensure the information is reliable and accurate, however, clients must carry out their own independent due diligence to ensure the information provided is correct and meets their expectations.