

**80/189 Swansea Street East, East Victoria Park, WA
6101**



Apartment For Sale

Wednesday, 10 April 2024

80/189 Swansea Street East, East Victoria Park, WA 6101

Bedrooms: 2

Bathrooms: 2

Parkings: 1

Type: Apartment



Edward Lim
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Offers Over \$469 K

Proudly Presented by Edward Lim Step into the vibrant heartbeat of urban living with 80/189 Swansea! This isn't just an apartment; it's a symphony of style and convenience, inviting you to revel in the epitome of modern lifestyle. Imagine stepping across the threshold into a realm where every detail whispers sophistication and warmth. Soft carpets beckon you into the expansive living, dining, and kitchen area, where entertaining becomes an art form. Open the glass slider to reveal a spacious balcony, a verdant oasis amidst the urban hustle, where you can unwind and bask in the tranquillity after a bustling day. Prepare to be enchanted by the kitchen, a culinary haven boasting ample storage, sleek appliances, and a layout designed for seamless functionality. Whether you're concocting a feast for loved ones or embarking on a solo culinary adventure, this space is your gastronomic playground. As you venture further, you'll discover two generously sized bedrooms, each adorned with built-in wardrobes offering both style and practicality. The master suite indulges you with a private ensuite, while the common bathroom pampers with its luxurious tub, abundant storage and integrated laundry facilities - a perfect fusion of style and convenience! But the allure doesn't end there. Immerse yourself in the world of lightning-fast internet, courtesy of NBN connectivity, ensuring your online endeavours are smooth sailing. And when it comes to climate control, rest assured knowing a reverse-cycle split air conditioning system has your back, promising refreshing coolness in summer and cosy warmth in winter. Oh, and let's not forget the perks! Your own dedicated parking bay and a lockable storeroom offer added convenience and storage solutions, completing the package of urban living at its finest.

The Property & What We Love?!* Built Year: 2012 | Total Build Up Area: 102m² (which includes Living: 74m², Balcony 11m², Parking: 13m² & Storage: 4m²)* Beautifully cared for* So well presented* Stunning Two Bedroom Two Bathroom Apartment * Modern fittings & fixtures * An open plan & functional design to maximise space * Split system air conditioning in living and master bedroom* Secure intercom access* NBN ready & secure parking* Ample visitor parking bays* Estimated Rental \$640 - \$660/week

Location...* Easy walking distance to newly refurbished shops, restaurants, cafes & parks* 10 minute drive to Perth city* 5 minutes walk to Oats Street Train Station* Buses to the city stop along Albany Hwy every few minutes during peak hour* 10 minutes drive to Curtin University* 1.30km from sought after Millen Primary school* Located next to the recently upgraded Swansea Street Reserve Park

What About The Complex?Built in 2012, Lime Apartments is one of the most beautiful, well maintained apartment complexes in Perth. There is a 25m solar heated swimming pool and spa. The complex also has a well-equipped gymnasium, a sauna and a function room. There is even a herb garden! It is maintained very well, and has a live in Building Manager. The mature trees and gardens are well maintained by the Building Manager and gardener. Lime Apartments has all the latest security features including CCTV cameras, security gates and secure mailboxes.

Outgoings:* Council Rates: app. \$1,627.61 (FY 2023 - 2024)* Water Rates: app. \$1,167.80 (FY 2022 - 2023)* Strata Levies: \$819.84/qtr (which includes Admin: \$745.92/q & Reserve: \$73.92/q) Currently embraced by reliable tenants for \$500/wk until 22/9/24. This gem awaits its next lucky resident to continue the legacy of love and comfort it embodies. Don't miss your chance to make this stylish sanctuary yours! Reach out to listing agent, Edward Lim on 0408 929 655 for more information or to arrange 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.**