

811/69-71 King George Street, Victoria Park, WA



6100

Sold Apartment

Friday, 1 September 2023

811/69-71 King George Street, Victoria Park, WA 6100

Bedrooms: 1

Bathrooms: 1

Parkings: 1

Type: Apartment



Edward Lim
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\$210,000

****To inspect the property, meet the agent at the rear entrance, facing McMaster Street, Victoria Park** Proudly Presented by Edward Lim**

A sensational 1-bedroom apartment nestled in the heart of Victoria Park. Situated on the eighth floor and boasts an open-plan living area that seamlessly merges with a sprawling balcony spanning the entire width of the property. From here, you can relish panoramic vistas of the enchanting Darling Range escarpment. Picture yourself unwinding in this idyllic space, where you can bask in the morning sun with a steaming cup of coffee or lose yourself in the pages of a captivating novel. Meet 811/69 King George!

Step into the expansive living and dining area, flooded with natural light, offering a haven for relaxation and entertainment. The kitchen, with its practical layout, generous countertop space, and abundance of storage, ensures that cooking becomes a delightful experience. The master bedroom is spacious and well proportioned. The accompanying ensuite on the other hand is light and bright. It is also equipped with a vanity counter, framed shower and quality fittings throughout. Keeping you connected 24/7, the apartment features NBN connectivity. Embrace the ultimate convenience and indulge in the complex's luxurious amenities, including a sparkling swimming pool for refreshing dips, a communal laundry for hassle-free chores, and not one, but two state-of-the-art elevators that whisk you effortlessly to your residence. Location, location, location - the true highlight of this remarkable property! Immerse yourself in the vibrant energy of nearby shops, cafes, and restaurants, mere steps away from your doorstep. Discover the joys of lush parks, with Hawthorn Park located right next to the complex, offering an oasis of tranquility. The iconic Swan River beckons, presenting ample opportunities for outdoor activities and memorable adventures. With city buses mere footsteps away and convenient proximity to the City, Curtin University, and OPTUS Stadium, your everyday life here will be imbued with ease and excitement.

The Property & What We Love?!

- * Built Year: 1970
- * Apartment Internal Living Area (50m²) + Balcony (4m²): 54m²
- * A spacious one bedroom apartment*
- Thoughtfully designed open plan layout maximizing space*
- Modern internal lifts (not just 1, but 2!)*
- NBN ready & secure parking for peace of mind*
- Unwind in the sparkling pool, exclusively for residents*
- Convenient communal laundry facilities*
- Prominently situated in a coveted location*
- Superb lifestyle, offering the best of both worlds*
- Enjoy the peaceful and quiet surroundings*
- Effortless access to nearby public transport options*
- Estimated rental income of \$360 - \$380/week | Excellent rental return!

Outgoings:

- * Council Rates: app. \$1,332.70 (FY 2022/2023)
- * Water Rates: app. \$733.59 (FY 2021/2022)
- * Strata Levies: app. \$640/q (which includes Admin: \$405/q, Reserve: \$100/q & Utilities: \$135/q)

Currently occupied by a reliable tenant, generating a rental income of \$350/week until 26th December 2023. Whether you are seeking an astute investment opportunity, a cozy first home, or a downsizing option that exceeds expectations, this property demands your attention. To obtain more details or to view this property, please contact Edward Lim on 0408 929 655. **** 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.****