

**8A/73 Mill Point Road, South Perth, WA 6151**

**DEMPSEY**

**Apartment For Sale**

Monday, 15 April 2024

8A/73 Mill Point Road, South Perth, WA 6151

**Bedrooms: 2**

**Bathrooms: 2**

**Parkings: 2**

**Type: Apartment**



Mary Parker  
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## Offers From High \$2 Millions.

Located in the prestigious South Perth Peninsula, this stunning Penthouse offers a truly unique opportunity to enjoy breathtaking views, elegant accommodation plus lifestyle. Eden Exclusive Complex was built in 2007, with a total of 32 apartments. There are no one bedroom apartments part of the group, or cheap rentals. The unique Colonial design of the building is well planned with the lift shaft dividing the "A" & "B" Towers minimising any noise with no shared walls with your neighbour. Direct access into your Penthouse is via the lift with double door entry into the lounge, which can be locked for added security. The internal area is 137sqm plus a roof deck entertaining area of 212sqm. The moment you step foot into this Penthouse you shall fall in love with the elegant design and views out over the spacious balcony facing East. The Penthouse is currently two bedrooms, two bathrooms with three toilets and a very spacious open plan kitchen, dining with two living areas. The 2nd living area consists of a combined dining and study. The walls of the living areas are bespoke lacquered panels and cabinetry, which combined with crystal chandeliers and solid timber floors, provides the most elegant ambience. The balcony area is spacious, protected and can be accessed via floor to ceiling french doors, which allow an abundance of natural light. The separation between the master bedroom and second bedroom is well planned and ideal for those who have a family or frequent houseguests. Perfect for an executive couple, small family or empty nesters downsizing, offering lock and leave convenience, security, plus all of the modern conveniences, so very close to the city. This property has been meticulously maintained and upgraded to an extremely high standard with attention to every detail by its current owners. The river views and sunsets over the city, Melville Waters, Kings Park and The Old Swan Brewery Complex are stunning. The Australia Day Fireworks spectacular is outstanding! Also, the nightlights of the city from the huge 212sqm roof deck terrace have to be seen to be believed. The roof deck entertaining area is an extension of your living area totally enclosed and protected from the weather with double glazing windows and sliding doors that can be enjoyed all year round. Other special features include: \* Brand new air-conditioning with zoned areas. \* New fridge with filtered water system. \* European kitchen appliances. \* Miele washing machine and dryer. \* Cbus integrated home management system. \* 2 parallel parking bays plus lock up storage room. Eden Complex also offers resort style facilities that include an expansive swimming pool, (heated in the cooler months) spa, sauna, fully equipped gym. There is a boardroom for any business meeting you may need to hold and also a fully equipped function room for any special celebrations that can be booked via the Strata Manager's office. There are also BBQ areas and bathroom facilities around the pool for all the residents to use and enjoy. All of the above, plus it is ideally located close to the Mends St. shopping precinct with some of Perth's finest restaurants, pubs, cafes and shops. Schools, medical centre, pharmacies, Royal Perth Golf Course and of course Perth Zoo, just a short walk away. Conveniently located is a ferry trip into the city or convenient public transport and a bus ride into the city at your doorstep. Property Details: Internal Area: 137sqm Stairway: 12sqm Balconies: 68sqm Rooftop Terrace: 212sqm Car Bays 2: 29sqm Lockup Storage: 4sqm Total Area: 462sqm Sensational views plus what a lifestyle! Viewing an absolute must & viewing by appointment. All enquires and to arrange a private viewing contact: Mary Parker: 0416 191 158 Email: mparker@dempseyrealestate.com Council Rates: \$4399.50 PA Water Rates: \$ 2216.43 PA