

**9/10 Kwong Alley, North Fremantle, WA 6159**



**Apartment For Sale**

Friday, 15 March 2024

9/10 Kwong Alley, North Fremantle, WA 6159

**Bedrooms: 2**

**Bathrooms: 2**

**Parkings: 2**

**Type: Apartment**



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**\$850,000**

Walk to the river in moments and be at the beach in ten, living in this lovely, industrial North Fremantle apartment with port views. Step inside this two bedroom, two bathroom apartment and it wouldn't be a stretch of the imagination to imagine you were living dockside in a bustling port city like Seattle or Boston. Elevated, airy and with spectacular sweeping views both inland across to East Fremantle and out across the North Fremantle port and ocean, this is a wonderful opportunity to acquire a charming waterfront residence at an entry level cost. Warm and welcoming, with an industrial ambiance and great indoor-outdoor living spaces, this two-storey penthouse has a retreat-like feeling, high above street level in the exclusive Northbank precinct. Here you can live walking distance to the iconic café and restaurant hub of Queen Victoria Street, where well-loved neighbourhood spots include Brucetown, Mrs Brown Bar, Flipside Burgers and Mojo's. It's also an easy stroll over the bridge to the George Street precinct of East Fremantle or the Fremantle cappuccino strip. Invite friends round to start your evenings on the balcony with sunset drinks before walking down to your choice of riverfront restaurants and pubs like the Tradewinds, Jetty Bar and Eats, Dome or The Left Bank. This is a dream lifestyle location and an ideal coastal home for a professional couple, single or starter family with a baby, with parks, coffee shops and childcare close by. This apartment is also ideal for investors who want a long-term rental opportunity or even a potential AirBnB, with low maintenance and strong rental returns. Part of a small and friendly complex built in 2009, entry to the apartment is through a private front courtyard with water feature. A light-filled open-plan kitchen, living and dining faces the port, with a lovely balcony with built-in bar seating overlooking the harbour. Enjoy dinners alfresco and take in the ever-changing view. With the WA government recently announcing that the Fremantle Container Terminal will move, the North Wharf outlook from the apartment will completely transform in future, potentially increasing the apartment's value. As is, the kitchen has a lovely view across the port, with a stone benchtop breakfast bar that offers plenty of preparation space for keen cooks. Appliances include an induction cooktop, oven and dishwasher. The upstairs main suite will take your breath away. This light-filled dream bedroom with incredible views will make you feel on top of the world, with the clever design offering balconies to both east and west. The first has an inland outlook across to East Fremantle, with raised garden beds. Sit on the deck and welcome the mornings with your coffee here. The second, larger balcony is perfect for entertaining, with a kitchenette, built-in bench and view that spans the port - an idyllic spot to relax and end the day before sinking into the amazing bath with views. Framed on two sides by glass, the bath has a stunning vista and gives the lovely light-filled ensuite a boutique hotel feel. A walk-in robe offers abundant storage. The second bedroom suite is on the entry floor. Bright and inviting, it has a large built-in robe, access to the front courtyard and a tidy, elegant semi-ensuite with separate toilet. The apartment has a double remote garage, intercom, ducted reverse-cycle air-conditioning and good storage, with a European laundry. If you are looking for an appealing waterfront lifestyle in a low-maintenance, easy-to-live-in home, this could be the perfect fit. **FEATURES** • Incredible Port and Water Views • Air BnB permitted • Top floor apartment with east and west facing balconies • Small Complex of just 9 Residences Rates & Local Information: Water Rates: \$1,305.32 p/a (2022/23) City of Fremantle Rates: \$2,301.16 p/a (2023/24) Strata Levies: \$1,682.12 p/q Zoning: R60 Primary School Catchment: North Fremantle Primary Secondary School Catchments: John Curtin College of the Arts, Fremantle College, Melville Senior High School or Shenton College **DISCLAIMER:** This information is provided for general information purposes only and is based on information provided by third parties including the Seller and relevant local authorities and may be subject to change. No warranty or representation is made as to its accuracy and interested parties should place no reliance on it and should make their own independent enquiries.