

# 9/22 Hubert Road, Maylands, WA 6051



## Apartment For Sale

Friday, 3 May 2024

9/22 Hubert Road, Maylands, WA 6051

**Bedrooms: 1**

**Bathrooms: 1**

**Parkings: 1**

**Area: 50 m2**

**Type: Apartment**



George Manios

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## **From \$399,000 - Great Investment!!**

This modern boutique complex is located less than 5kms from the Perth CBD and a short stroll to the Swan River! It's within walking distance to Maylands Town Centre with its array of shops, restaurants, cafes and bars. Maylands Train Station, which goes to the airport or the city, is nearby, along with Maylands Golf Club, primary schools and plenty of parks and open spaces to relax. Currently leased at \$480 per week until November 2025, it's perfect for the astute investor looking for a great investment! Features Include:- Open plan kitchen, dining & living area with Hybrid timber flooring- Kitchen has quality stainless steel appliances, glass splashback and stone bench tops- Large double sized bedroom with built-in mirrored robe- Spacious private balcony- Modern bathroom- Internal laundry with dryer- Split system reverse cycle air-conditioning- Allocated undercover car bay & storeroom- Close proximity to local amenities and Swan River- QUIET well-maintained complex- Currently leased at \$480/week until 07/11/2025 with the next rent review due this November Total Area: 76sqm (50sqm Internal + 10sqm Balcony + 12sqm Carbay + 4sqm Storeroom) NB: Internal photos were taken on completion. Water Corp Rates 2023-2024: \$1058.97/annum approx City of Bayswater Rates 2023-2024: \$1711.91/annum approx Strata Levies: \$472.50/quarter To discuss further and arrange a viewing, contact George Manios on 0418 941 692