

**9/42 Bronte Street, East Perth, WA 6004**



**Sold Apartment**

Tuesday, 15 August 2023

9/42 Bronte Street, East Perth, WA 6004

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 1**

**Type: Apartment**



Brendan Smith  
0893250700



Sharon Smith  
0405814948

## Contact agent

Indulge in refined living in this impeccable, recently renovated, 115sqm, 3 bedroom 1 bathroom upstairs apartment that is securely nestled within the gated "The Gables on Bronte" complex. Just a few streets back you will find the vibrant Royal Street shopping, food and coffee strip, allowing you to sit back and relax, as well as indulge in the convenience that is East Perth living. Upon entry to the apartment, you will find a light-filled open plan living area, with low-maintenance timber-look flooring and split-system air-conditioning for added comfort. Experience a designer kitchen, where you are met with double sinks, tiled splashbacks, an integrated range hood and contemporary gas-cooktop and under-bench oven appliances. The spacious balcony terrace is also a feature here, and is the perfect place to unwind amidst the serenity or is also great for alfresco-style outdoor entertaining. Both the master and third bedrooms have built-in wardrobes, whilst double doors off the living room reveal a versatile second bedroom that can easily be converted into a home office. Making the most of both the floor and wall space on offer here is a combined bathroom-come-laundry with a bath/shower, toilet, powder vanity and a wash trough. An added luxury is that there is also a complex swimming pool amidst the palm trees for residents to enjoy. Another bonus is you have your own single car parking bay and lock-up storeroom. Walk to free public transport from this quiet and convenient location to the Claisebrook Cove Swan River waterfront precinct, the new Perth Girls' School civic quarters, Gloucester Park, the WACA Ground, fitness facilities, the gorgeous Queens Gardens, the multi-million-dollar Matagarup Bridge, our world-class Optus Stadium, Crown Towers, the connecting casino and much, much more – including the heart and soul of the Perth CBD. What a wonderful way – and place – to live!

Features include:- Recently renovated throughout - 3 bedrooms, 1 bathroom/laundry- Open-plan living/dining/kitchen area- Designer kitchen with contemporary appliances- Gas bayonet and storage pantry- Large balcony terrace for entertaining- Built-in robes to the master and 3rd bedrooms- Double doors to the 2nd bedroom/office/study- Separate toilet- Audio-intercom system- Split-system air-conditioning- Security doors – including to the front entrance- Single car parking bay- Lock-up storeroom- Complex swimming pool

Points of Interest (all distance approximate):- Meters to the free CAT bus- 400m to the Perth Girls' School precinct- 400m to the Wellington Square redevelopment- 750m to the WACA Ground- 800m to Queens Gardens- 900m to Gloucester Park entrance- 1.0km to Claisebrook Train Station- 1.0km to Langley Park- 1.0km to Mercedes College- 1.0km to the Swan River- 1.4km to Perth CBD- 1.4km to Trinity College- 1.6km to Optus Stadium- Highgate Primary School and Bob Hawke College catchment zones

Rates & Dimensions:- Total Area 115sqm - Internal Area 81sqm - Balcony Area 18sqm - Council Rates \$1,794.60 pa- Water Rates \$1,263.14 pa - Strata Admin \$936.00 pqtr- Strata Reserve \$46.80 pqtr