

**27/50 Kirkham Hill Terrace, Maylands, WA 6051**



**Apartment For Sale**

Thursday, 15 February 2024

27/50 Kirkham Hill Terrace, Maylands, WA 6051

**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 1**

**Area: 55 m2**

**Type: Apartment**



Brock Robertson

0416043105

## FROM \$269,000

Located just 500m from the Swan River this renovated 2nd floor two bedroom apartment gives you some of the best lifestyle options available in the inner city. With very convenient internal laundry facilities in the renovated bathroom, secure parking, a large balcony and a very central location you will love the amenities it has to offer. Riverside walkways, cycle paths and parklands along the Maylands Peninsula are some of the best in Perth and access is close by via Milmo Lane. You're also just 1.1kms from the renowned Maylands Café strip, 2.5kms to the Mount Lawley Café Strip, 4kms to the restaurants at Claisebrook Inlet, 5.5kms to Optus Stadium, and around 5kms from Perth City center. The complex is fully secure, with lock and key access to the foyer, and shared secure under cover parking with full perimeter fencing and automatic gates. The complex also has it's own pool for keeping cool in the summer! This beautifully renovated two bedroom apartment is outstanding value

Features: 54.7m<sup>2</sup> internal living area  
Modern kitchen with gas cooktop  
Open plan living area  
Renovated bathroom/laundry  
Good size master bedroom  
Balcony overlooking fully maintained in-ground pool in complex  
Complex built in 1970  
Rent potential of \$420-\$450 per week  
Strata levy \$498.45 p/q  
Reserve fund \$275 p/q  
Shire Rates: \$1,664.75 p/a  
Water Rates: \$815.21 p/a