

3/18 Sixth Avenue, Maylands, WA 6051

Initiative

Apartment For Sale

Wednesday, 10 July 2024

3/18 Sixth Avenue, Maylands, WA 6051

Bedrooms: 2

Bathrooms: 2

Parkings: 1

Area: 63 m2

Type: Apartment



Aytan BenPelech
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Offers From \$499,000

Welcome to 3/18 Sixth Ave, Maylands - a beautifully presented, modern apartment located in one of Perth's most vibrant and sought-after suburbs. Perfect for investors or future homeowners, this property is currently leased until 10/04/2025 at \$500 per week, providing immediate rental income.

Key Features:-

- **Spacious Living Area:** The open-plan living and dining area is filled with natural light, creating a welcoming and comfortable space for relaxation and entertainment.
- **Contemporary Kitchen:** Featuring high-quality appliances, ample storage, and sleek countertops, the kitchen is perfect for both everyday cooking and hosting guests.
- **Bedrooms:** Two generously sized bedrooms with built-in wardrobes, offering plenty of storage and personal space.
- **Modern Bathroom:** The stylish bathroom is equipped with modern fixtures and a spacious shower, providing a touch of luxury.
- **Outdoor Living:** Enjoy the fresh air and sunshine on your private courtyard, ideal for morning coffees or evening relaxation.
- **Prime Location:** Situated in the heart of Maylands, you'll be within walking distance to local cafes, shops, public transport, and the picturesque Swan River.

****Investment Opportunity:****With a current lease in place until 10/04/2025 at \$500 per week, this property offers a fantastic investment opportunity with a steady rental income. Maylands continues to grow in popularity, making this an ideal time to secure a property in this thriving suburb. Don't miss out on the chance to own this stylish and modern apartment in a prime location. Contact us today to arrange a viewing and explore the potential of 3/18 Sixth Ave, Maylands. Contact Aytan Ben-Pelech on 0403 557 892 or aytan.ben-pelech@harcourts.com.au for more information.

- **STATA FEES:** \$750 per quarter (Admin: \$687.50) (Reserve \$62.50)
- **WATER RATES:** \$1,138.98 per year Approx
- **COUNCIL RATES:** \$1,829.26 Per Year Approx

Disclaimer: This information is provided for general information purposes only and is based on information provided by the Seller 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 inquiries.