

304/21 Henley Street, Como, WA, 6152

Apartment For Sale

Wednesday, 14 August 2024



304/21 Henley Street, Como, WA, 6152

Bedrooms: 2

Bathrooms: 2

Parkings: 1

Type: Apartment



Lee Riddell

0893675677

Beautiful 2 Bedroom Luxury Apartment !

Perfectly positioned over the 3rd and 4th floors of a boutique development of just 19 apartments, this stunning near-new New York-style apartment provides a rare opportunity to secure a spacious two bedroom, two bathroom apartment in this unique landmark project. On the entry level, open plan living and dining spaces flow through double-glazed stacking doors to a large balcony, while a beautifully finished and cleverly designed kitchen provides the perfect place to create culinary delights. The upper level comprises two large bedrooms, and two luxurious bathrooms, with the main featuring an ensuite and Juliette balcony with the northerly aspect providing plenty of natural light.

Beautifully finished to trademark 'Fini' standards, this absolutely stunning luxury home is the perfect alternative to the old 70s and 80s units more commonly associated with this price range and offers exceptional value at this level. While the current tenancy until April means that those seeking a home will not be able to move in right away, it also means that the amazing tenants will be contributing to your mortgage while you wait, and of course, investors will love the very healthy rental return. Whether you are downsizing, upgrading, seeking a city base or looking for a high yield, high growth investment, this one should be on your 'must see' list.

- Cleverly designed kitchen with European appliances, stone tops, premium cabinetry
- Double glazing, reverse cycle air conditioning, acoustic insulation
- Two beautifully finished bathrooms (ensuite to main)
- Concealed laundry (including wall-mounted dryer), linen cupboard
- Engineered herringbone timber flooring, full-height glass sliding doors
- Elegant styling in crisp, neutral tones, quality carpets, full-height tiling
- Fully fitted built in wardrobes and ceiling fans to both bedrooms
- Large lock-up storeroom, providing plenty of additional storage space
- Fully secured electronic garaging for one vehicle, secure wall mounted bike racks
- On-site EV charging bay and energy-saving solar panel system to the complex
- Secure building with electronic access, video intercom, secure mail/delivery room
- Separately accessed resident's lounge, ideal for meetings and events
- Currently leased at \$725 per week until 2/3/2025

Completed in 2023, the unique '21 Henley' development has quickly become an iconic local landmark, with soaring bookend walls showcasing unique landscape artwork by acclaimed artist Stormie Mills, while the recently opened Henley's Corner coffee shop at the entry the building provides a welcoming sense of community, and the perfect start to your mornings. All set within just a few minutes' walk of Canning Bridge Station and picturesque McDougall Lake, and with easy access to the city via the train, freeway or riverside cycleways, this is the perfect place to start enjoying your easy-care, riverside lifestyle.

THE DETAILS:

Local Authority: City of South Perth

Council Rates: \$2,362.91 per annum

Water Rates: \$ 1,118.68 per annum

Strata Costs: \$1,200 per quarter

Rental Return: \$725 per week

Lease: Fixed term lease until 5/3/2025

Whether you are downsizing, upgrading or simply looking for a brilliant easy-care investment with excellent returns, this one should be on your 'must see' list. Contact exclusive selling agents Nik Jones or Lee Riddell for further information or to arrange a viewing.

JOINT EXCLUSIVE SELLING AGENTS:

Nik Jones (Jones Ballard) | 0417913966

Lee Riddell (M Residential) | 0413984881

Disclaimer: Whilst every care has been taken in preparing this advertisement and all information is provided in good faith, neither the agent nor the seller accept responsibility for any errors, omissions, or mis-descriptions. Prospective buyers should make their own independent enquiries to their full satisfaction in relation to the property prior to submitting an offer.

Note: The images used in this advertisement are not of the subject property, but are of another similar property with the same floor plan, on the same level within the building. These images are for illustrative purposes only, and it is recommended that prospective buyers physically inspect the property prior to submitting an offer.