

6/11 Forrest St, Subiaco, WA, 6008

Apartment For Sale

Friday, 16 August 2024

6/11 Forrest St, Subiaco, WA, 6008

Bedrooms: 2

Bathrooms: 1

Parkings: 1

Type: Apartment



Clare Nation

A breath of fresh air!

A breath of fresh air! Nestled on the upper floor of the desirable "Forrest Close" complex in the heart of Subiaco, this charmingly renovated apartment seamlessly blends modern freshness with inviting warmth. A delightful haven that allows you to simply bring your things and move straight on in, it offers both tranquillity and convenience, with Subiaco Village just a leisurely stroll away. Experience the perfect mix of peaceful living and easy access to everything you desire, right here from within these very walls. Your ideal retreat awaits!

THE HOME 2 bedroom 1 bathroom / laundry Living / dining / kitchen 1 wc Built approximately 1977

FEATURES A large open plan living and dining area that welcomes you inside whilst incorporating a stylishly revamped kitchen into its airy design Stone kitchen bench top, complementing tiled splashback, stainless steel range hood, an Ariston ceramic cooktop, an under bench Blanco oven and white Asko dishwasher for good measure Split system air conditioning and timber floorboards to the living space Carpeted bedrooms, inclusive of a huge master that has its own built in double wardrobe Light and bright second bedroom, boasting built in double robe and pleasant leafy outlook to wake up to Modernised bathroom / laundry with shower, stone vanity, under bench storage cupboards, sleek white cabinetry and stylish light fittings Separate wc Linen / broom cupboard off the entry Feature ceiling cornices

OUTSIDE FEATURES A covered north facing entertaining balcony off both the master bedroom and living area, complemented by the loveliest of leafy aspects Security door entrance Leafy reticulated complex gardens

PARKING Pitched single carport Visitor parking bays Additional parking spaces on the side of Forrest Street, right at the front of the complex

LOCATION There's no need to cross busy roads to enjoy a refreshing drink at The Village Bar, savour a steak at Squires Loft or catch a pilates class – all are just a stroll away at Subiaco Village. Rokeby Road's bustling array of cafes, restaurants, bars, boutiques and grocery stores are practically at your doorstep. Plus, with bus stops, train stations, lush parks, top notch schools and medical facilities all nearby, convenience is at your fingertips. And let's not forget, the vibrant Perth CBD, our scenic Swan River and iconic Kings Park are all only a short hop away, as well.

Location, location!

SCHOOL CATCHMENT Subiaco Primary School Shenton College (until Bob Hawke intake begins) Bob Hawke College (year 7 intake started 2020)

TITLE DETAILS Lot 7 on Strata Plan 6789 Volume 1682 Folio 189

ZONING R-AC0

STRATA INFORMATION 67 sq. metres 8 apartments to the complex

ESTIMATED RENTAL RETURN \$550 – \$600 per week

OUTGOINGS City of Subiaco: \$1,860.26 / annum 24/25 Water Corporation: \$1,093.73 / annum 23/24 Strata Levy: \$739.70 / quarter Reserve Levy: \$125.00 / quarter Total Strata Levies: \$864.70 / quarter

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