

7/966 Albany Highway, East Victoria Park, WA, 6101 

Apartment For Sale

Wednesday, 14 August 2024

7/966 Albany Highway, East Victoria Park, WA, 6101

Bedrooms: 2

Bathrooms: 1

Parkings: 1

Type: Apartment

START LIVING YOUR BEST LIFE IN EVP!

Proudly presented by Edward Lim.

Imagine starting your day with the irresistible aromas of East Victoria Park's hottest cafes and restaurants, literally right outside your door. Pop over to Aldi or Coles at The Park Centre for a quick shop, meet up with friends for coffee or make any occasion special at one of the many vibrant restaurants and trendy bars, all just a short walk away!

This stunning penthouse 2-bedroom apartment is your ticket to a lively and exciting lifestyle. Perched on the second floor of a secure, well-maintained complex, it's the perfect spot for young couples, singles, downsizers, and savvy investors alike.

Step inside to discover a spacious open-plan living and dining area, where brand new wooden floors gleam under the natural light. Slide open the doors to your massive balcony, and voila, your private oasis overlooking the bustling strip below. It's the ideal spot to soak up the sunshine, breathe in the fresh air, and enjoy life to the fullest.

The open-plan kitchen is a culinary delight! Stylish, functional, and perfect for whipping up delicious meals to wow your guests. Your master bedroom is a cosy retreat, with plenty of space and a built-in robe. The second bedroom is equally inviting and spacious, the chic bathroom is a breeze for both you and your guests, and a cleverly hidden laundry keeps things neat and tidy.

But, that's not all...

* SUPERB Location with Awesome Lifestyle!

* Built Year: 2011

* Total Built Up Area: 105m² (which includes Living: 75m², Balcony: 15m², Carbay: 13m² & Storeroom: 2m²)

* Spacious open plan living area

* Super Large balcony

* Well-proportioned throughout

* Easy access to nearby public transport

* Perfect Lock & Leave

* Secure parking with private storeroom

* Lightning-fast NBN (FTTP, the good one!)?

* Estimate rental: \$700/week, good right?!

* Council Rates: app. \$1,694.78 (FY 2023 - 2024)

* Water Rates: app. \$983.99 (FY 2023 - 2024)

* Strata Levies: app. \$1095.00/q (which includes Admin Fund: \$912.50/q, Reserve Fund: \$182.50/q)

Contact listing agent, Edward Lim on 0408 929 655 to get all the details.

* We have obtained all information in this document from sources we believe to be reliable; however, we cannot guarantee its accuracy. Prospective purchasers are advised to carry out their own investigations *