

# 99/12 Junction Boulevard, Cockburn Central, WA 6164



## House For Sale

Wednesday, 10 July 2024

99/12 Junction Boulevard, Cockburn Central, WA 6164

Bedrooms: 2

Bathrooms: 2

Parkings: 1

Area: 100 m2

Type: House



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## Mid to High \$400,000

Don't miss your chance to secure stylish apartment in prime location, ideal for first time buyers or investors! With a potential rent range between \$580 - \$620 per week. Get ready to experience the epitome of modern and convenient living at 99/12 Junction Boulevard, Cockburn Central. This 2-bedroom, 2-bathroom apartment is meticulously designed to offer both comfort and convenience. As you step through the front door, you will be enveloped in a welcoming atmosphere. The fully functional kitchen is a standout feature, boasting modern amenities such as a dishwasher, Smeg induction cook top and stylish stone benchtops. The addition of a breakfast bar not only enhances functionality but also adds to the overall aesthetic appeal. Every corner of the apartment is bathed in natural light streaming in through the windows, creating a bright and inviting ambiance. Make your way outside to the spacious balcony, which is an ideal space for entertaining, unwinding, or savouring a morning coffee. Both bedrooms come complete plush carpets, with the main offering a walk in robe and stylish ensuite bathroom. With the second benefitting from a mirrored robe, providing practical storage solutions for your convenience. Second spacious shower room, which also includes a dedicated laundry cupboard including a dryer. Parking is a breeze with the secure parking bay with lift access to the 7th floor apartment, as well as your very own dedicated storage room located in the hallway. Features Include: • 3 dedicated storage areas • Modern kitchen • Spacious bathroom with dedicated laundry cupboard including a dryer • Split system air conditioning to the living room

Nearby Amenities with Approximate Driving Distance: • Walk to Cockburn Station within - 600m • Cockburn Gateway Shopping Centre - 1km • Jandakot Primary School 2.9km - please verify catchment area. • Atwell Primary School 3.1km - please verify catchment area. • Lakeland Senior High School 3.8km - please verify catchment area. • Proximity to Kwinana Freeway for access to the City

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