

**10/77 Second Avenue, Mount Lawley, WA 6050**

JONES **and** CO. 

**Townhouse For Sale**

Sunday, 23 June 2024

10/77 Second Avenue, Mount Lawley, WA 6050

**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 1**

**Area: 63 m2**

**Type: Townhouse**



Kelly Jones

0893773336



Natasha Saunders

0480039285

**From \$469,000**

Welcome to Tamburri Villas, where style, comfort, and convenience converge. Nestled in a prime location at 10/77 Second Ave, Mount Lawley, this charming 63m<sup>2</sup> townhouse is perfect for first-time buyers, young professionals, or savvy investors. Features You'll Love: Prime Location - A stroll to Mount Lawley's vibrant café and shopping precinct, immerse yourself in the bustling Beaufort St culture. Enjoy the fabulous dining, shopping, and entertainment options right at your doorstep. Comfortable Living Spaces - With a split system air conditioner in both the main living area and master bedroom, you'll stay comfortable year-round. The townhouse features laminate flooring and tiling on the lower floors, while the stairway, hall, and bedrooms are cozily carpeted. Low Maintenance Living - Enjoy a small, easy-care courtyard at the rear of the property, perfect for relaxing or hosting a BBQ. Your own undercover car space is conveniently located right at your front door, adding to the hassle-free lifestyle. Community Feel - Set in a complex of 13 residences, Tamburri Villas offers a friendly and secure environment built in 1980 with classic brick and tile construction that stands the test of time. Why Mount Lawley? Mount Lawley is renowned for its leafy streets, character homes, and a strong sense of community. You'll be part of a thriving suburb that boasts excellent schools, parks, and public transport options. Whether it's a morning jog, a coffee catch-up, or an evening out, everything you need is just a few minutes away. This townhouse is an excellent investment opportunity with its desirable location and low maintenance appeal. For homeowners, it offers a wonderful chance to enjoy all the benefits of Mount Lawley living at an affordable price. Move-in ready, this delightful townhouse awaits your personal touch. Don't miss out on the chance to make 10/77 Second Ave your new address in the sought-after suburb of Mount Lawley. For more information or to schedule a viewing, contact us today! Your new home in Mount Lawley is just a call away! Council Rates: \$1,524.55 P/A Water Rates: \$1,127.64 P/A Strata Levy: \$626.95 P/Q