

2/17 Princes Street, Cottesloe, WA 6011



Townhouse For Sale

Sunday, 23 June 2024

2/17 Princes Street, Cottesloe, WA 6011

Bedrooms: 2

Bathrooms: 1

Parkings: 2

Type: Townhouse



Candie Italiano

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ALL OFFERS BY 2ND JULY 2024

ALL OFFERS PRESENTED BY 2ND JULY, 2024 It's time to kick start your new lifestyle! Nestled in a well maintained complex 'The Hamlet' and occupying a stunningly elevated position, this two bedroom townhouse is delightful and perfectly positioned behind lush gardens on the north west corner of this tightly held group. With only one direct neighbour, this fabulous property will be a standout for singles, couples and small families of all ages. and would also make the perfect lock and leave base or summer beach home, due to its low maintenance attributes. Situated so close to the sparkling Indian Ocean that you can see it, Princes Street is one of the suburb's best streets, lined with multi million dollar architectural and character homes. Walk for your morning swim in just minutes or venture a little further by foot or bike to enjoy the fantastic amenities that Cottesloe is renowned for. This two bedroom, one bathroom townhouse just screams "beach pad" in its style and feel from the moment you enter. It has a floor plan suited for easy living, with a light filled and open plan kitchen, dining and lounge space on the ground floor, opening to a generous north facing courtyard garden. On this level you'll also find a laundry space, second toilet and a secure rear courtyard provides a place for extra entertaining, storage and a place to wash the sand from your feet after returning from nearby pristine beaches. On the second level there is a spacious master bedroom with an abundance of storage and both bedrooms have north facing windows and a little glimpse of the ocean just to remind you how close you are. This delightfully light and bright townhouse also comes with a lock up garage and dedicated car space, so there's parking for two cars. An irreplaceable lifestyle is literally at your doorstep with some of the world's best beaches less than a 300 metre stroll away. This is a rare opportunity to acquire the ideal beach-side residence that is within close proximity to everything fabulous Cottesloe has to offer and pristine beaches to enjoy all year round. FEATURES INCLUDE ☑ Easy care lock up and leave ☑ Highly sought after location ☑ North facing front courtyard ☑ 200m to the water's edge ☑ 200m to the train station ☑ Walking distance to local cafes, restaurants and bars Call Candie Italiano on 0429 159 506 to arrange your inspection today. Rates & Local Information: Water Rates: \$1,234.58 (2022/23) Town of Cottesloe Council Rates: \$1,666.13 (2023/24) Strata Levies: Approx \$1,425 pq (2024/25) Zoning: Residential Primary School Catchment: Cottesloe Primary School (please note: this is a school without a local intake area so the only criterion for prioritising enrolments is proximity to the school) Secondary School Catchments: Shenton College DISCLAIMER: This information is provided for general information purposes only and is based on information provided by third parties including the Seller and relevant local authorities and may be subject to change. No warranty or representation is made as to its accuracy and interested parties should place no reliance on it and should make their own independent enquiries