

7/2 Elmslie Street, Orelia, WA 6167

Townhouse For Sale

Wednesday, 19 June 2024



7/2 Elmslie Street, Orelia, WA 6167

Bedrooms: 3

Bathrooms: 1

Parkings: 3

Area: 85 m2

Type: Townhouse



Brendon August
0894394405

Offers Above \$399,000

Encore Property is proud to present to the sales market this beautifully maintained and presented Townhouse/Villa in a group of nine in a quiet cul-de-sac in Orelia backing onto a lovely natural park. The townhouse has plenty of features, including solar panels with battery storage, roller shutters, double-glazed windows upstairs, sheds, wood look flooring downstairs, with carpeting up the stairs, landing and bedrooms. You can sit outside in the morning under the patio having a coffee while listening to the birds chirping and enjoy the peace and tranquility of the surrounding area. Please email sales@encoreproperty.com.au or call 0427 950 245 to arrange a private viewing. Property has low strata fees and for investors has the potential to get up to \$460 to \$490 per week rent return. Strata fees are approximately \$800 per quarter from June 30 2024. Property Features Include:

- Bedrooms all upstairs with high ceilings
- Two bedrooms have 2 door-mirrored robes and a cupboard with shelves
- Third minor bedroom - no robe
- Reverse cycle split system at top of stairs/landing
- Modernised upstairs bathroom with shower/vanity
- Lounge/dining in lower level
- Kitchen/laundry/toilet/WIL in lower level with access to rear
- Dishwasher
- Solar panels with battery storage
- Roller shutters
- Single undercover carport with additional space for another car
- Undercover porch area and small front courtyard
- Rear patio area paved with lush green lawn and garden beds
- Mandarin tree
- Garden sheds
- Chook pen set up

Located in a quiet area of Orelia, this property is close to all amenities, including schools, shopping centers, and public transport. The location is perfect for those who want to be close to the hustle and bustle of the city but still enjoy the peace and quiet of a suburban lifestyle.