

46/169 Great Eastern Hwy, Belmont, WA, 6104



Unit For Sale

Sunday, 3 November 2024

46/169 Great Eastern Hwy, Belmont, WA, 6104

Bedrooms: 1

Bathrooms: 1

Parkings: 1

Type: Unit

HOME OPEN CANCELLED - CONTACT CHANTAL RICUPERO

Be quick to view and secure this excellent 1 bedroom, 1 bathroom unit located in the private Sandringham Village complex so close to it all. With security including an electric gate for car access and a pedestrian gate for guests, as well as a below ground pool, tennis court and gym, there is something for everyone here.

Currently tenanted, this property would be perfect for an investor or someone looking to improve a property and add value in time.

Location is exceptional being so close to Perth CBD, the airports, Swan River and the Crown complex.

Features include:

- *1 bedroom,
- *1 bathroom
- *Spacious open plan kitchen/dining/living
- *Air-conditioning unit in bedroom
- * Unit located in a quiet and private location of the complex with allocated parking only a few metres away
- *Strata fees of \$521.04 per quarter including a reserve fund
- *Council rates of \$1,394.86 per year
- *Water rates of \$946.67 per year
- *Tenanted until 27/July/2025 at \$450 a week

**The washing machine, clothes dryer and bed is included in the sale of this property.

This property is PERFECT as a lock and leave, investment or anyone wanting a simple life amongst it all.

**Directions to unit:

Upon entering the complex from the pedestrian gate, turn left before the pool, head towards the driveway on the left of the complex, turn right and it is the second unit on the right.

Contact CHANTAL RICUPERO today on 0411 664 184 to MAKE IT YOURS!