

1/47 Kathleen Avenue, Maylands, WA, 6051



Villa For Sale

Thursday, 22 August 2024

1/47 Kathleen Avenue, Maylands, WA, 6051

Bedrooms: 2

Bathrooms: 1

Parkings: 1

Type: Villa



Brock Robertson

0892712777

Villa In Small Group of 10

Open by appointment only.

Positioned in a small group of just ten this two bedroom villa has low strata fees and is conveniently located just a few minute's walk to the Maylands Train Station, local shops, Eighth Avenue/Whatley Crescent café strip, the beautiful Bardon Park and River.

Rent potential of \$500 plus per week and within the Mt Lawley high school catchment area.

Features include;

- 63m² internal living area
- 106m² on the strata plan
- Modern kitchen with gas cooktop
- Spacious open plan living area
- Large master bedroom with mirrored built in robes
- Good size second bedroom
- Bathroom/ laundry
- Plantation shutters and modern lighting throughout
- Courtyard area, carport and garden shed
- 10 apartments in the group and very secure
- Low strata fees
- Beautiful manicured gardens with established trees
- Built in 1993

Strata Fees \$377.50 p/q

Reserve Levy \$50 p/q

Council Rates \$1,754.97 p/a

Water Rates \$882.18 p/a

Location;

The Rise Recreation centre -450m

IGA - 700m

Coles - 700m

Lyric Lane and The Seasonal Brewery - 700m

Maylands Train Station - 900m

Bardon Park - 950m

Maylands Primary school - 1km

Maylands golf club - 1.2km

Perth CBD - 5.2km

Perth airport - 13km