

2/171 North Beach Drive, Tuart Hill, WA 6060



Villa For Sale

Saturday, 29 June 2024

2/171 North Beach Drive, Tuart Hill, WA 6060

Bedrooms: 2

Bathrooms: 1

Parkings: 1

Type: Villa



Kathryn Perin
0892172000



Cristina Spinella
0892172000

Best Offer - Suit Buyers in the \$400,000's

Your Local Rays of Sunshine welcome you to your new haven at 2/171 North Beach Drive, Tuart Hill! This delightful 2-bedroom villa, nestled within a serene complex of just 10 villas, offers a perfect blend of comfort and convenience. Step inside to an inviting open-plan design that seamlessly integrates modern living with easy-care finishes. Enjoy year-round comfort with air-conditioning and savor the privacy of your own enclosed rear courtyard-ideal for relaxing or entertaining guests. The villa's prime location means you're only a short stroll away from shopping centres, cozy cafes, picturesque parks and reliable public transport. Whether you're seeking independence or a fresh start in a tranquil setting, this home is an excellent choice. Currently in its original neat condition, this property presents ample opportunity to add your personal touch and enhance its value. Additional features include a covered carport and visitor parking, ensuring convenience for both you and your guests. Perfectly suited for first-time buyers, downsizers, or savvy investors, this charming villa is currently tenanted on a periodic lease agreement, offering flexibility and potential for immediate rental income. PROPERTY PARTICULARS: Living Space: 74 sqm Parking: 1 Carport Pets: Allowed Periodic lease in place @ \$460/week 2023/24 OUTGOINGS: City of Stirling | \$1,536.90 pa Water Corporation | \$944.33 pa Strata Levies | Admin \$685.00 + Reserve \$100.00 = \$785.00 pa Don't miss the chance to call this peaceful retreat your own. *Disclaimer: Ray White South Perth have in preparing this advert used our best endeavours to ensure the information contained is true and accurate, but accept no responsibility and disclaim all liability in respect to any errors, omissions, inaccuracies or misstatements contained. Reference to a school does not guarantee availability of that particular school. All distances are estimated using Google maps. Prospective purchasers should make their own enquiries with the relevant authorities to verify the information contained in this advert. ALL boundary lines and size on imagery is APPROX only.**