

2/57 Hardey Road, Belmont, WA, 6104



Villa For Sale

Sunday, 8 September 2024

2/57 Hardey Road, Belmont, WA, 6104

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Type: Villa



Martin Cardozo
0892777222

AN OUTSTANDING FAMILY INVESTMENT. UPGRADED 3 X 2 VILLA. SMALL COMPLEX.

Discover the perfect blend of style and convenience in this lovely villa situated in a highly desirable part of Belmont within a small group of 9 homes.

*Please note that this home is leased at \$500/week until 23 June 2025.

Outstanding features include:

- * 3 bedrooms, all with built-in cupboards.
- * New quality engineered timber style flooring.
- * Upgraded kitchen with stainless steel appliances.
- * Split system air conditioner in Bed 1. Separate ensuite & toilet.
- * Large open plan living area with big split system air conditioner.
- * Neutral decor throughout. Alarm system.
- * Main bathroom with separate shower & bath.
- * Security front door and security bedroom window screens.
- * Patio over paving. Large enclosed low maintenance courtyard.
- * Tandem parking. Single carport. External storeroom.

Walking distance to Great Eastern Hwy, easy CBD transport, Centenary Park & Playground, Officeworks at Belmont Central with many adjacent food outlets and a short stroll to the sort after Transperth 998/999 Circle Route bus service. Situated some 7km of the CBD, this home is strategically located close to many City of Belmont amenities. Public transport is only a short stroll away. Other nearby outstanding amenities include the Belmont Forum, Reading Cinemas, Cafes and many eateries, Perth Airport, DFO, Costco, Woolworths, Redcliffe Train Station, Optus Stadium, Crown Entertainment Complex, Ascot Racecourse and the Swan River.

Whether you're seeking to downsize, purchase your first home, or make a wise investment, this property is sure to meet all your needs! Be quick, this is GREAT BUYING.

Council rates FY25 \$1,670. Water rates FY24 \$1,161.

Strata Levy \$417.45/Qtr. (Includes building insurance & common property gardening)

Special Levy approx. \$900 expected in 2024 for power pole replacement.

This property is proudly presented by RealtyWest. Please call Jordan on 0406 544 401 or Martin on 0416 193 008 to arrange your personal tour of this fantastic family investment.