

6, 2 Villa Pass, Ellenbrook







MODERN APARTMENT IN CENTRAL LOCATION

2 2 1 162m2

Contemporary living in fabulous Ellenbrook, this two-bedroom, two-bathroom ground-floor apartment is the ideal abode for a professional couple, small family, retirees or astute investor seeking a prosperous opportunity in a high-growth suburb with plenty of amenities close at hand.
Located within a secure complex and just a short stroll to Ellenbrook Central and its abundance of shopping and dining options, this modern abode promises a lifestyle of convenience and ease, with parks, quality schools, and the delights of nearby Swan Valley all within easy reach.

From a welcoming and tiled open-plan kitchen/dining/living area, the interior of this light-filled space merges with the outdoors for a brilliant area to entertain or relax. Open up your sliding doors and enjoy alfresco living on your extensive patio area - unique to your apartment and one that affords lazy weekend breakfasts, casual dinners with the family, sundowners with friends, or quiet time with a good book. The well-appointed kitchen boasts plenty of cupboard storage space with overhead cabinets and rangehood and overlooks the casual dining and living areas and street frontage beyond.

Two bedrooms feature carpet, blinds and floor-to-ceiling mirrored robes, the main bedroom boasting its own sleek ensuite and sliding doors to the patio, while the other bathroom cleverly conceals the compact laundry behind sliding doors.

If easy, low-maintenance living within a fantastic suburb close to everything

Price	SOLD for $360,000
Property Type	Residential
Property ID	29777
Land Area	162 m2
Floor Area	78 m2

Agent Details

Joe Da Mata - 0406 237 964

Office Details

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appeals, this one is for you. Walk to your local shops, schools, and playgrounds, or take a short drive to The Vines Golf Course, Whiteman Park, or Swan Valley. With plenty of arterial roads and public transport nearby, travelling to and from home is a breeze. Currently tenanted, this apartment would also make for a wonderful investment opportunity in one of Perth's high-growth suburbs.

Features include:
Ground floor apartment
Two bedrooms, both with floor-to-ceiling mirrored robes
Two bathrooms
Open plan kitchen, living and dining area
Modern kitchen with stainless steel dishwasher, plenty of storage space with overhead cupboards
Laundry in 2nd bathroom behind sliding doors (washing machine not included)
Extensive undercover, brick-paved alfresco area
Split system air conditioner in the main living area
Gated complex with secure parking
One car space with off-road parking
Secure storeroom
Leased until 11/04/2024 (tenants keen to extend)

Location (approx. distances):
Ellenbrook Secondary College 550m
Rainbow Waters Playground 600m
Ellenbrook Christian College 800m
Ellenbrook Central 1.1km
Holy Cross College 2.7km
Ellenbrook Train Station 2.8km
Malvern Spring Primary School 4.5km
Vasse Park 5.1km
The Vines Golf Course 5.2km
Whiteman Park 9.6km

For expressions of interest, please contact Joe Da Mata, Xceed Real Estate, on joe@xceedre.com.au
or 0406 237 964.

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