








## Lock n' Leave Lifestyle

Nestled within the sought-after 'Bravo' eco-friendly complex, this residence offers a coveted lifestyle surrounded by Perth's finest dining, entertainment, and leisure options. Designed with sustainability in mind, the property features solar panels, energy-efficient lighting, and water-saving fixtures, embodying a commitment to environmentally conscious living.

Step inside to discover an inviting open-plan layout with stunning timber flooring that seamlessly integrates with a spacious balcony, providing an ideal setting for relaxation. The modern kitchen boasts ample bench space, storage solutions, and quality appliances.
Retreat to the generous master bedroom, complete with mirrored built-in robes and a well-appointed semi-ensuite bathroom, offering privacy and comfort.

Beyond the confines of the complex, this lock n' leave apartment is conveniently located near bustling Oxford Street, where an array of renowned establishments awaits, including Yelo, Oxford Hotel, Pappagallos, and Kitsch. Multiple nearby bus stops provide easy access to transportation, while Leederville Train Station is just a short 1.6km walk away.

Features;
• 1 spacious bedroom with mirrored built-in-robes, nice carpet & ensuite bathroom
• Open plan kitchen, living & dining

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| **Price** | SOLD for $460,000 |
| **Property Type** | Residential |
| **Property ID** | 29992 |

**Agent Details**

**Office Details**

Xceed Real Estate - Sales
Level 8, 3 Hasler Road Herdsman,
WA, 6017 Australia
08 9207 2088

• Stunning timber flooring
• Spacious private balcony
• 2x reverse cycle air conditioners
• European laundry
• Separate storeroom
• Communal rooftop with stunning views
• Sustainable design with solar panels, energy saving lighting & water efficient fixtures
• 1 secure car bay & electric vehicle charging station

Approximate Distance to;
• 80m- The Oxford Hotel
• 450m- Aranmore Catholic College
• 650m- The Mezz
• 800m- Britannia Road Reserve
• 1.6km- Leederville Train Station
• 2.2km- Beatty Park Leisure Centre
• 2.8km- Lake Monger
• 4.4km- Bob Hawke College
• 4.6km- Perth CBD

Council Rates- $1,671 P/A
Water Rates- $1,671 P/A
Strata Fees- $1,125 P/Q

*The above information provided has been furnished to us by the vendor/s. We have not verified whether or not that information is accurate and do not have any belief in one way or the other in its accuracy. We do not accept any responsibility to any person for its accuracy and do no more than pass it on. All interested parties should make and rely upon their own inquiries in order to determine whether or not this information is in fact accurate.*