







Stylish City Skyline Views in a Prime Location!

This beautifully renovated, low-maintenance apartment offers everything you need for an effortless urban lifestyle. With city skyline glimpses and modern upgrades, this home is perfect for those seeking convenience and style in the heart of Glendalough.

APPOINTMENS FOR INSPECTIONS MUST BE MADE BY CALLING RAY ON 0418 925 909.

Features:
* Two spacious bedrooms, each with built-in robes
* Renovated kitchen and bathroom/laundry with contemporary finishes
* Open plan living and dining area, perfect for entertaining
* Bi-fold doors leading to a private balcony with panoramic city views
* Sleek floating wooden flooring throughout (no carpets!)
* Reverse cycle air conditioning to living
* Secure undercover car bay
* Security gated complex
* Leased until November 2025 at $525.00 per week

Location Highlights:
Nestled in the vibrant community of Glendalough, 38/40 Pollard Street is ideally positioned for easy access to all the best that Perth has to offer.

* Transport: The Glendalough Train Station is just around the corner, making

2 1 1

Price	SOLD for $411,880
Property Type	Residential
Property ID	31282

Agent Details

Office Details

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

your commute to the CBD or other suburbs a breeze.
* Shopping and Dining: Enjoy the convenience of nearby shops, cafes, Glendalough * Shopping Centre with IGA Supermarket and the bustling Leederville and Mount Hawthorn café strips, just a short drive away.
* Recreation: Leafy parks, scenic walking trails, and tranquil lakes are right at your doorstep, perfect for outdoor enthusiasts.
* Schools: Excellent educational institutions like Lake Monger Primary School, Churchlands Senior High School, and Bob Hawke College are all within easy reach (subject to intakes).
* Beach and City: Only a 10-minute approx.. drive to Perth's CBD and approximately 6 km approx. to the pristine white sandy beaches, offering the best of both worlds.

Experience the perfect blend of city living and suburban charm in this desirable Glendalough location. Don't miss this opportunity to make this stylish apartment your new home, call Ray Jennings on 0418 925 909 for more information.

Council rates: $1578.00 p/a approx.
Water Rates: $1000.00 p/a approx.
Strata Levies: $1336.50 p/q approx.

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.