

1708, 78 Stirling Street, Perth







Urban living and vistas galore

2 2 1 107m2

Imagine being able to stroll to Northbridge and Mount Lawley's many delights from your front door? Or walking into the city without incurring hefty parking fees. You'll have Perth at your feet with this two-bedroom, two-bathroom apartment.

You'll find it difficult to take your eyes off the view from the moment you arrive. From your open-plan living and dining room, you'll be drawn to the generous balcony spanning the length of the entire apartment. You won't even need a TV with those incredible urban vistas and Perth's iconic city skyline.

Just think of all the entertaining you can do from here, and as it's undercover, this balcony offers year-round fun and relaxation.

The primary bedroom includes an ensuite, meaning the second bedroom has exclusive access to the second bathroom, which is perfect for a small family, a couple, professionals or friends. The investment potential is lucrative given its proximity to the city, and ideal for FIFO workers and out-of-towners looking to rent one of the bedrooms. This is also a great option for students at Edith Cowan University's new city campus or medical staff at Royal Perth Hospital.

The sky's the limit, and the potential is as limitless as those panoramic views. This modern apartment complex features resort-style facilities, including a

Price	SOLD for $749,888
Property Type	Residential
Property ID	32621
Land Area	107 m2
Floor Area	68 m2

Agent Details

Ahsan Mustafa - 0420 270 173

Office Details

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

XCEED REAL ESTATE

well-equipped gym, a pool and a communal entertaining space with a kitchen and balcony.
This property is the complete package in terms of location, amenities, style and views. Plus, you have convenient transport links with nearby bus routes, Perth Train Station and the Graham Farmer Freeway.

Close to the freeway, the river and more Rates & Dimensions:
Strata Admin: $1181.07 inc gst p/qtr
Strata Reserve: $498.40 inc gst p/qtr
Residence Area: 68sqm
Total Area: 107sqm

Property features:

• Two-bedroom (with built-in robes), two-bathroom apartment
• Primary bedroom with balcony access and an ensuite
• Open-plan living and dining with incredible vistas
• Generous balcony with sweeping urban views
• Contemporary kitchen with electric cooking, glass splashback and overhead storage
• Integrated laundry and bathroom
• Timber flooring in the living areas
• Split-system air-conditioning
• Modern apartment complex with a stylish foyer, lifts and secure entry
• Resort-style facilities including a well-equipped gym, pool and a communal entertaining space with a kitchen and balcony

Location highlights:

• 300m to Northbridge
• 600m to the Perth Train Station
• 750m to Perth's CBD
• 750m to HBF Park
• 800m to Edith Cowan University city campus
• 950m to Woolworths Highgate
• 1.1km to Royal Perth Hospital
• 1.1km to St George's Anglican Grammar School
• 1.3km to Elizabeth Quay
• 1.3km to Highgate Primary School
• 1.4km to Mercedes College
• 1.4km to the Beaufort Street dining/shopping strip
• 1.5km to Hyde Park
• 3km to the Perth Stadium
• 11km to the Perth Airport

As you can imagine, this apartment will attract the attention of many buyers and investors. Please don't hesitate to contact Ahsan Mustafa on 0420 270 173 or Ahsan@xceedre.com.au to arrange a viewing today

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.