

Under Contract



7, 208 Adelaide Terrace, East Perth



Under Offer in 6 days, above advertised price, multiple offers  
- Your urban retreat awaits

Under Offer in 6 days, above advertised price, multiple offers - The ultimate city pad awaits in the heart of Perth's CBD. This stylish one-bedroom, one-bathroom apartment not only offers low-maintenance living but also an incredible lifestyle.

You certainly won't be sacrificing on amenities with this property. Situated in the modern Au Apartment building, you have the kind of facilities that you'd expect to find in a resort. A fully equipped gym, sauna, swimming pool, games room and BBQs create a relaxed ambience, while the meeting room is perfect for conducting business in a professional environment.

Open-plan living and dining, a modern kitchen and bathroom, and a balcony accessed from the bedroom and living room complete the picture.

This urban retreat is surrounded by so much nature, with Langley Park, the Swan River and Kings Park on your doorstep. From here, it's a leisurely stroll to the city's dining and shopping precinct and Northbridge's multicultural cuisine. You're close to theatres, cinemas, Elizabeth Quay, the Crown Entertainment Complex and HBF Park.

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**Price** Under Offer in 6 days, above advertised price, mul

**Property Type** Residential

**Property ID** 32637

#### Agent Details

Rick Milankov - 0402 676 050

#### Office Details

Xceed Real Estate - Sales  
Level 8, 3 Hasler Road Herdsman,  
WA, 6017 Australia  
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This apartment would suit a range of buyers and is a robust addition to any investor's portfolio. Professionals and first-home buyers will find the location hard to beat, as will medical staff at Royal Perth Hospital and the first students to attend the new Edith Cowan University. Out-of-towners seeking an urban retreat in the city will love the convenience, as will FIFO workers looking for something low-maintenance when back in town.

The rental potential is lucrative, ranging from short-term holiday accommodation to long-term tenants. To give you an idea of the investment potential, this apartment is currently tenanted at \$650 per week until July 2026.

You really can't go wrong, so please don't hesitate and contact Rick Milankov on 0402 676 050 or at [rick@xceedre.com.au](mailto:rick@xceedre.com.au) to arrange a viewing today.

Property features:

- Stylish one-bedroom, one-bathroom apartment
- Open-plan living and dining
- Balcony accessed from the bedroom and living room
- Modern kitchen with stainless steel appliances (electric stove and oven, dishwasher), glass splashback, overhead storage and stone countertops
- Primary bedroom with mirrored wardrobes
- Split-system air-conditioning in the bedroom and living room
- Modern Au Apartment building with an elegant foyer and lifts
- Resort-style facilities including a gym, meeting room, sauna, swimming pool, BBQs and a games room
- Central CBD location
- Currently tenanted at \$650p/wk until July 2026

Location highlights:

- 400m to Langley Park
- 500m to the Swan River
- 650m to Royal Perth Hospital
- 1km to Mciver Train Station
- 1km to the Hay Street Mall
- 1.2km to Woolworths Murray Street
- 1.3km to Northbridge
- 1.6km to Elizabeth Quay
- 1.7km to Coles Raine Square
- 1.8km to Edith Cowan University Perth Campus
- 1.8km to HBF Park
- 3km to Kings Park
- 3.5km to the Crown Entertainment Complex

*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.*