

3, 116 Royal Street, Tuart Hill







Investment gold

Situated just metres from an abundance of cafes on Royal Street, Main Street and Wanneroo Road, and moments away from the dining and shopping strips in Mount Hawthorn, Leederville and Mount Lawley, there's no denying the convenience of this address.

This two-bedroom apartment is a lucrative investment and a fantastic option for out-of-towners seeking a central location or first-home buyers keen to get on the property ladder. Featuring open-plan living and dining, a patio, a modern kitchen and an integrated bathroom and laundry, you have everything you need within this low-maintenance property.

Recent upgrades include a recent paint job, new carpets in the bedrooms and new hybrid flooring in the living room. Dedicated undercover parking and security screens sweeten the deal for a lock-and-leave lifestyle in this central location.

You have so many activities nearby, including Grenville Reserve and Robinson Reserve with bowling, football, skating, tennis and cricket facilities, plus the Stirling Leisure Tuart Hill Community Centre. The Western Australian Golf Club, Yokine Regional Open Space and Terry Tyzack Aquatic Centre will help you work off all those dining excesses on your doorstep.

Falling under the proactive City of Stirling, Tuart Hill residents benefit from many amenities such as public transport and supermarkets such as IGA

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Price	Offers from $475,000
Property Type	Residential
Property ID	33485

Agent Details

Rick Milankov - 0402 676 050

Office Details

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

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Osborne Park and Dog Swamp Shopping Centre. Convenient transport links include Glendalough and Stirling train stations a short distance away, plus you have several bus routes on Wanneroo Road and Royal Street.

You'll need to move quickly for this ground-floor apartment. Please don't hesitate to contact Rick Milankov on 0402 676 050 or at rick@xceedre.com.au to arrange a viewing today.

Property features:
• Two bedrooms, one bathroom
• Open-plan living/dining room opening onto a patio
• Modern kitchen with electric cooking, dual sinks and funky blue cabinetry
• Integrated bathroom/laundry with floor-to-ceiling tiles
• Freshly painted
• New carpets in the bedrooms
• New hybrid flooring in the living room
• Dedicated undercover parking for one car
• Security screens
• Low-rise complex
• Ground floor apartment

Location highlights:
• 500m to the Wanneroo Rd café/shopping strip
• 900m to Robinson Reserve
• 1km to Grenville Reserve
• 1.2km to the Western Australian Golf Club
• 1.2km to IGA Osborne Park
• 1.9km to Dog Swamp Shopping Centre
• 2.3km to Yokine Regional Open Space
• 3.6km to Glendalough Train Station
• 3.9km to Terry Tyzack Aquatic Centre
• 3.1km to Mount Hawthorn
• 4.2km to Leederville
• 5.3km to Mount Lawley
• 7.1km to Perth CBD

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