

**11/19 Junction Boulevard, Cockburn Central, WA,
6164**



Apartment For Sale

Thursday, 28 November 2024

11/19 Junction Boulevard, Cockburn Central, WA, 6164

Bedrooms: 2

Bathrooms: 2

Parkings: 1

Type: Apartment



Jarrad Mahon
0894721606

Start HERE! - Modern, Spacious & Convenient

FIRST HOME OPEN SUNDAY 12:10PM-12:30PM- First Available Time

This 2 bedroom, 2 bathroom apartment offers the perfect blend of modern design and convenience, making it an excellent choice for both home buyers and investors. With high ceilings, an expansive living area, and large built in robes in both bedrooms, this home is spacious and designed for comfort and style.

The open plan layout effortlessly connects the living room, dining, and kitchen areas, creating a spacious atmosphere ideal for relaxing or entertaining. The kitchen is equipped with sleek cabinetry, stainless steel appliances, fridge included, double sink, range hood, and dishwasher recess, making it a great space for culinary enthusiasts. The living room, which is carpeted and fitted with large split system air conditioning, opens out onto a private balcony through a sliding glass door, providing a perfect spot to unwind and enjoy the fresh air.

The master bedroom is a private retreat with a large built in robe and a bathroom featuring a stylish glass screen. The second bedroom, also carpeted and with a large built in robe, is conveniently located near the main shared bathroom. A separate laundry is tucked away off this bathroom for added convenience and includes washer, drier and trough.

This apartment is ideally located within walking distance to Cockburn Central Train Station, making commuting a breeze. It features an intercom system for added security and offers secure parking with one car bay and easy access to Cockburn Gateway Shopping City for all your shopping and dining needs. This property offers excellent rental potential and is a great option for both homebuyers and investors.

Features:

- 2 bedrooms and 2 bathrooms.
- Carpeted bedrooms with sliding mirrored robes.
- High ceilings.
- Open plan layout with spacious living room, dining, and kitchen.
- Kitchen is equipped with sleek cabinetry, stainless steel appliances, a range hood, fridge included.
- Large split system air conditioning in the living room.
- Main bathroom close to the second bedroom.
- Separate laundry area.
- Intercom system for added security.
- Large Balcony.
- Secure parking with one car bay.

Other details:

- 110sqm of total floor area, 84sqm of internal living area, built in 2011
- Water rates of \$1187pa, council rates of \$1779pa
- Strata fees of \$1526pq
- Expected rental return of \$620-650pw.

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