

123/2 Murray Avenue, Mosman Park, WA, 6012

vivian's

Apartment For Sale

Friday, 15 November 2024

123/2 Murray Avenue, Mosman Park, WA, 6012

Bedrooms: 2

Bathrooms: 1

Parkings: 1

Type: Apartment



Trent Vivian
0432392387



Gill Vivian
0415853926

Renovated, Large Courtyard, Corner Position

Step into this beautifully presented ground-floor apartment where modern comfort meets convenience. Offering two spacious bedrooms and one stylish bathroom, this apartment is set in a well-maintained, secure complex, complete with a designated (undercover) car parking space, an in-ground pool, and BBQ facilities-all just steps from your door, plus your very own side gate access.

A standout feature of this apartment is the large, exclusive-use courtyard-ideal for entertaining, relaxing, or enjoying some fresh air. This private outdoor space includes a garden bed, a fold-out washing line, and a handy garden shed for storing a bike, paddleboard, or sporting gear. With parks, beaches, and the river all just moment away, your outdoor lifestyle is truly at your doorstep.

Inside, the open-plan living area exudes warmth with polished pine floors and a newly renovated kitchen that's perfect for those who love to cook. Featuring sleek white cabinetry, a built-in oven, gas cooktop, and rangehood, the kitchen offers ample storage and a practical layout. A breakfast bar allows you to socialise with friends and family while you prepare meals, making this space both functional and inviting. The living area itself is spacious and flows seamlessly through bifold doors, where sheer curtains provide a light, airy feel and a refreshing breeze in the warmer months.

The main bedroom is generously sized and could easily accommodate a freestanding wardrobe, while both bedrooms feature plush carpeting and stylish Venetian blinds for added comfort and privacy. The bathroom has been thoughtfully designed with a glass-panelled shower, a rain-style showerhead, a freestanding vanity unit, and a toilet.

Ideal for first home buyers or the savvy investor, looking to add to their portfolio. Contact us today, before it's too late.

What we love about this property:

- Ground floor for ease of access
- Large, private courtyard
- Corner Position
- Renovated
- Entertainer

What we love about this location:

- 330m (approx.) to Phyl & Tom Cafe
- 350m (approx.) to the Victoria Train Station
- 390m (approx.) to Iona Presentation College
- 560m (approx.) to Mosman Park Primary School
- 590m (approx.) to Mosman Park Beach
- 1.1km (approx.) to St Hilda's Anglican School for Girls
- 1.5km (approx.) to the Swan River

For more information Trent Vivian 0432 392 387 or Gill Vivian 0415 853 926.

Council rates: \$1,567.94 (approx.) per annum

Water rates: \$848.23 (approx.) per annum

Strata fees: \$1,115.00 (approx.) per quarter

We are your Western Suburb Specialists! Living local and selling Mosman Park!

Please note that while every best effort is made to ensure rates are correct at the time of listing, they are provided for

reference only and may be subject to change.

Chattels depicted or described are not included in the sale unless specified in the Offer and Acceptance.