

75/12 Tenth Ave, Maylands, WA, 6051

Apartment For Sale

Friday, 15 November 2024

75/12 Tenth Ave, Maylands, WA, 6051

Bedrooms: 1

Bathrooms: 1

Parkings: 1

Type: Apartment



John Caputo
0894734888

Low-maintenance convenience

Sitting on the cusp of the Inglewood border and just a stroll from the 8th Avenue and Whatley Crescent shopping and dining precinct, this one-bedroom, one-bathroom apartment offers an incredible lifestyle. There aren't too many properties at this price point so close to Perth's CBD, especially ones as low-maintenance as this apartment.

Featuring open-plan living and dining, the 43sqm floorplan makes the most of the space with a balcony offering leafy views over Maylands. A functional kitchen, timber flooring and neutral décor ensure you can move in and start enjoying this vibrant neighbourhood from the moment you arrive.

Situated in a well-maintained complex with secure parking, this is the perfect lock-and-leave property for professionals seeking convenience near the city, as well as FIFO workers and out-of-towners appreciating the easy access to the airport via the train line or the nearby Tonkin Highway. Students studying at the nearby Edith Cowan University will appreciate the proximity to the campus.

You have so many cafes, bars and shops within easy reach, not to mention you're only a stroll from The Rise recreation centre, supermarkets and a range of specialty stores on Guildford Road. With riverside trails, the Maylands Peninsula Public Golf Course, the Maylands Yacht Club, Ascot Racecourse and HBF Park a short distance away, a fantastic lifestyle awaits.

Maylands has a thriving rental market, so investors will need to act quickly to secure this apartment.

Please don't hesitate to contact Dante Caputo on 0414 032 145 to arrange a viewing today.

This Property is currently leased until 06/02/2025 for \$395 per week. Neat and tidy tenants.

Property features:

- One-bedroom, one-bathroom apartment
- Open-plan living and dining
- Functional kitchen with a gas cooker and overhead storage
- Timber flooring in the living areas
- Carpet in the bedroom
- Balcony with leafy views
- Secure parking
- Well-maintained complex
- Move-in ready
- Low maintenance 43sqm apartment including balcony

Location highlights:

- 400m to the Maylands Train Station
- 500m to the Whatley Crescent/8th Avenue café & shopping strip
- 900m to The Rise
- 950m to IGA & Coles Maylands
- 1.7km to the Maylands Yacht Club
- 2.4km to the Swan River & Baigup Wetlands
- 2.5km to the Maylands Peninsula Public Golf Course
- 2.9km to the Edith Cowan University Mount Lawley campus
- 3.7km to HBF Park
- 4.5km to Ascot Racecourse
- 5km to the Perth CBD
- 8.5km to the Perth Airport

Council Rates: Approx \$1900 PA

Water Rates: Approx: \$800 PA

Latest Strata Levy: \$872.40 PQ