

**103/1 Rowe Avenue, Rivervale, WA 6103**

**House For Sale**

Monday, 30 December 2024

**Jones  
Ballard**

103/1 Rowe Avenue, Rivervale, WA 6103

**Bedrooms: 1**

**Bathrooms: 1**

**Parkings: 1**

**Area: 48 m2**

**Type: House**

## 6th Floor Apartment In World Class Complex On The Swan

Welcome to apartment 103 at 1 Rowe Avenue Rivervale called "Arbour North". With secure access this sixth floor apartment boasts all internal modern conveniences in a truly world class complex where you can be at the Swan River foreshore or Burswood Entertainment Complex in a matter of minutes. Whether your entering the real estate market for the first time or searching for a shrewd investment this entry level apartment ticks many boxes. Features include: • Built in 2015 - Arbour North • Secure fob access with allocated car bay • Immerse yourself in the luxury of the complex exclusive amenities - take a dip in the sparkling swimming pool, enjoy a workout in the gym and/or sauna, entertain guests in style at "the clubhouse", or relax in the outdoor lounging/BBQ areas. With a range of recreational options at your fingertips, every day will feel like a vacation! • 48sqm living space • 15sqm balcony • 14sqm allocated parking bay + 4sqm storage area • TOTAL ALLOCATED APARTMENT SQM = 81SQM • Spacious light filled open plan living/meals/kitchen area fully air-conditioned • Kitchen with loads of cupboards incl pantry and overheads, stone benchtops, trendy glass splashbacks, fitted dishwasher and stainless-steel cooking appliances. • Master bedroom with built on robe and ensuite bathroom/laundry combo fully air-conditioned • Rent potential \$550 per week • Council rates: \$ • Water rates: \$ • Strata fees: \$1,155.56 admin fund + \$74.25 reserve fund all paid quarterly • NBN enabled Don't delay in inspecting apartment 103 as my seller has bought elsewhere. With so many options at your finger tips including world class wining and dining, stay fit with a walk around the Swan River, what a way to start the day! Whatever you decide, this is a clear "buy now" option so do not delay in seeing this one before its gone! To book your inspection or for any further information contact the Rivervale property specialist Kim Findlay on 0404 461 174. Disclaimer: Whilst every care has been taken in preparing this advertisement and all information is provided in good faith, neither the agent nor the seller accept responsibility for any errors, omissions, or mis-descriptions. Prospective buyers should make their own independent enquiries to their full satisfaction in relation to the property prior to submitting an offer.