



East Perth, 43/22 Nile Street

Townhouse style by the water

2 2 1

For Lease
Please Call

View
ljhooker.com.au/3T80FGJ

Contact
Olivia Dangerfield
olivia.dangerfield@ljhooker.com.au

Furnished (Unfurnished option available for \$650 per week): Set within an iconic, resort-style complex and directly opposite Gloucester Park, this chic 92sqm townhouse-style apartment offers a unique blend of space, comfort, and location. Just steps from the lush Victoria Gardens and the breathtaking Matagarup Bridge, you're perfectly positioned to enjoy riverside strolls, cross the Swan River in style, and explore nearby landmarks like Optus Stadium and Crown Towers.

Note you must register to attend the home open and to be notified of any changes.

With a clever two-level layout, the apartment features 2 spacious bedrooms, 2 modern bathrooms, and a versatile mezzanine-level study or studio, perfect for working from home or unwinding in peace. Each bedroom is on a separate floor, offering privacy and convenience, while both bathrooms come complete with showers, toilets, and vanities.



Disclaimer: All information contained therein is gathered from relevant third parties sources. We cannot guarantee or give any warranty about the information provided. Interested parties must rely solely on their own enquiries.

LJ Hooker City Residential
(08) 9325 0700

The open-plan living and dining area flows seamlessly onto a tranquil balcony with leafy street views and river glimpses, ideal for relaxing or entertaining. The adjoining kitchen is generous in size, with ample storage and a breakfast bar for casual dining. Upstairs, the second living space provides flexibility as a study or creative zone.

Residents of this secure complex enjoy resort-style amenities including a sparkling outdoor pool and spa, BBQ facilities, and a secure gated carpark with an allocated car bay. With the free CAT bus, cafés, shopping, restaurants, and entertainment all just minutes away, this is urban living at its best —convenient, vibrant, and effortlessly stylish.

Features include:

- Open-plan living, dining and kitchen area
- Second floor mezzanine separate study
- Stainless-steel range-hood, gas-cooktop and oven appliances
- Tiled kitchen splashbacks
- Cleverly-concealed European-style laundry
- Complex with a pool, spa and BBQ facilities
- Allocated single car bay, within a secure gated carpark

Points of Interest (all distance approximate):

- Free CAT bus at the end of the street
- 20m to Gloucester Park
- 100m to Victoria Gardens
- 350m to Claisebrook Cove/Swan River
- 500m to Perth Girls' School precinct
- 650m to the WACA Ground
- 800m to Optus Stadium
- 1.2km to Wellington Square redevelopment
- 1.3km to Claisebrook Train Station
- 1.7km to Crown Towers
- 2.0km to Perth CBD
- Highgate Primary School and Bob Hawke College catchment zones
- Close to both Mercedes College and Trinity College

***Please note the lessor makes no representations about the availability of CTV/Alarms, telephone lines, internet lines or any other communications services to the premises. The tenant must make their own enquiries regarding the availability, cost and/or installation of those services.

TO ARRANGE A VIEWING PLEASE CLICK ON THE 'CONTACT THE AGENT' BUTTON OR THE 'BOOK INSPECTION' BUTTON AND YOU WILL BE SENT AN INSTANT REPLY TO REGISTER FOR THE SCHEDULED VIEWING/S

HOME OPEN TIMES ARE SUBJECT TO CHANGE WITHOUT NOTICE. Please be on time so you have sufficient time to fully view the property and ensure that it meets your requirements as viewing times cannot be extended, so as not to cause delays for the next home open. See You There.***

ARE YOU A LANDLORD? If you are looking for property management services, we would love to hear from you. Contact our Business Development Manager Lee on 0402884642 or



LJ Hooker City Residential
(08) 9325 0700

Disclaimer: All information contained therein is gathered from relevant third parties sources. We cannot guarantee or give any warranty about the information provided. Interested parties must rely solely on their own enquiries.

More About this Property

Property ID	3T80FGJ
Property Type	Apartment
Including	Balcony

Olivia Dangerfield
Leasing Manager | olivia.dangerfield@ljhooker.com.au

LJ Hooker City Residential (08) 9325 0700
Shop 30, 82 Royal Street, EAST PERTH WA 6004
cityresperth.ljhooker.com.au | hello@ljhpxp.com.au

