



303/17 Pattie Street, Cannington

2 1 1

Modern Living at Its Best – Steps from Westfield Carousel

Positioned in the vibrant heart of Cannington, this stylish and spacious 2-bedroom, 1-bathroom apartment with secure parking offers an exceptional blend of lifestyle, convenience, and investment appeal.

Located just moments from Westfield Carousel's premier shopping, dining, and entertainment precinct, and well serviced by public transport, this residence connects you effortlessly to everything you need.

With easy access to Curtin University, Perth CBD, and major arterial roads, this modern apartment is ideal for first-home buyers, downsizers, and astute investors alike.

Apartment Highlights

- Generous, light-filled bedrooms
- Quality flooring throughout
- Open-plan kitchen, dining, and living area designed for modern

FOR SALE

LOW to MID \$600,000's

VIEW

By Appointment

AGENTS

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AGENCY

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living

- Well-appointed kitchen with quality appliances including rangehood, electric cooktop, and oven
- Air conditioning for year-round comfort
- Large balcony, perfect for relaxing or entertaining
- Secure complex with remote access to main entry and gates
- Dedicated storage room
- Built in 2021, offering contemporary finishes and low-maintenance living
- Walking distance to Westfield Carousel, parks and local amenities
- Direct bus routes to Curtin University, Canning College and Cannington Train Station
- Solar panels within the complex (current configuration includes 30kW inverter capacity and 40kW of panels)

Investment & Practical Details

- Tenanted until June 2026
Currently leased. Fixed-term lease expires 29 June. Vacant possession available thereafter.
- Council rates: \$470.52 per 4 months
- Water rates: \$187.50 per 2 months
- Strata levies: \$1,104.50 per quarter
- Secure parking for one vehicle

From the moment you step inside, you'll be welcomed by a bright and airy atmosphere that instantly feels like home. The thoughtful layout, quality finishes, and unbeatable location make this apartment a standout opportunity in today's tightly held market.

Homes in this location are tightly held — don't miss your chance to secure a lifestyle and investment winner.

Private viewings available by appointment only.

For further information contact Selvi Gopinathan on 0429 929 398.

DISCLAIMER: The information contained herein has been supplied to us and we have no reason to doubt its accuracy, however we cannot guarantee it. Accordingly, all interested parties should make their own enquiries to verify the information.

MORE DETAILS

Property ID 2M0J00
Property Type Apartment

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