

219/2 Moreau Parade, East Perth

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## Luxurious Living in the heart of East Perth

Welcome to 219/2 Moreau Parade! Built in 2015 on the 2nd floor of the Queens Riverside complex, in the heart of East Perth, this apartment is absolutely immaculate.

The interior has been tastefully decorated and features baths in both ensuites, a separate study area and decked balcony.

The master suite offers amazing wardrobe storage and a sleek, stunning ensuite.

This apartment has been kept immaculately.

Resort style amenities on offer include a fully equipped gym, heated lap pool, Japanese spa tubs, and a private cinema with recliner seating are available on Q3.

One for the investors too with it's solid East Perth location and walking distance to the City.

What we love:

- Luxury and Location
- Secure underground parking and excellent size storeroom

**FOR SALE**  
\$730,000 - \$750,000

### AGENTS

Katie Lawley  
0448 682 624  
katie.lawley@ljhooker.com.au

### AGENCY

LJ Hooker City Residential  
(08) 9325 0700

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.



- WACA views from bedroom 2
- Incredibly well maintained.
- Decked balcony with moveable shades
- Stunning bathrooms with bath in each
- Master walk through robe
- Amazing resort facilities
- Excellent investor option - \$900 per week potential rent.

**Rates:**

Council Rates - \$2,031.25 p.a.

Water rates - \$1,229.75 p.a.

**Strata:**

Admin - \$1,102.01 p/qtr.

Reserve - \$177.49 p/qtr.

**MORE DETAILS**

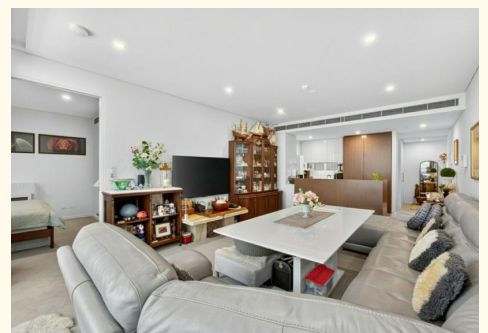
Property ID	3TXNFGJ
Property Type	Apartment
House Size	86 m2
Including	Air Conditioning

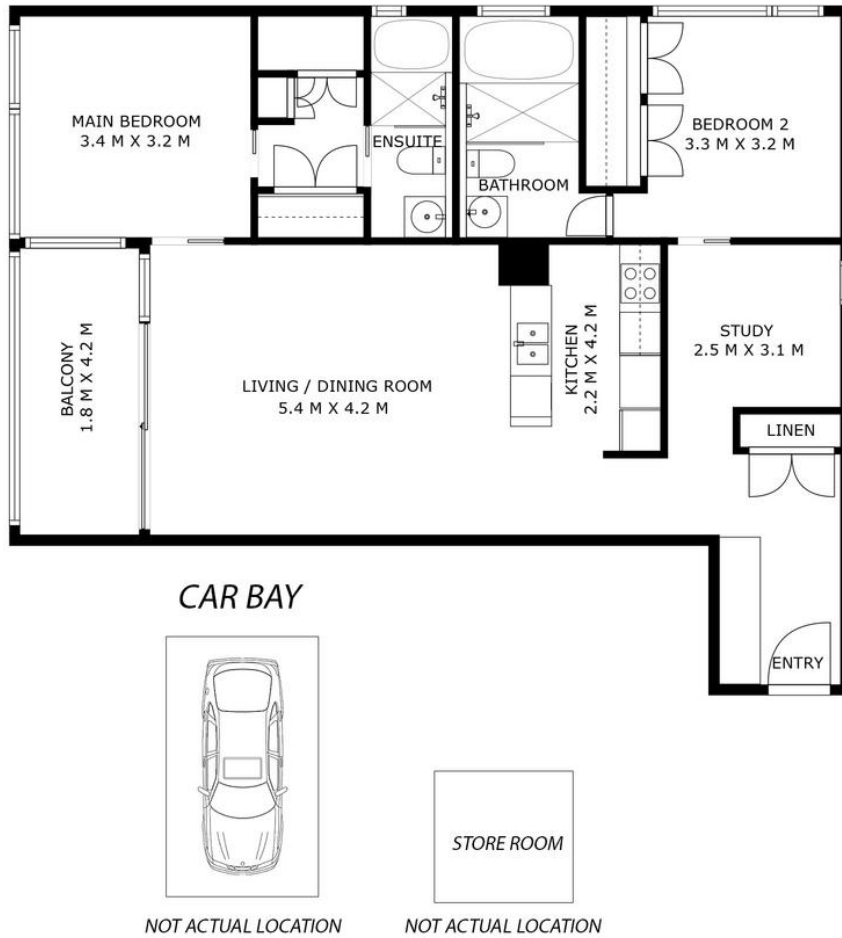
**Katie Lawley 0448 682 624**

Sales Executive | [katie.lawley@ljhooker.com.au](mailto:katie.lawley@ljhooker.com.au)

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Shop 30, 82 Royal Street, EAST PERTH WA 6004  
[cityresperth.ljhooker.com.au](http://cityresperth.ljhooker.com.au) | [hello@ljhpxp.com.au](mailto:hello@ljhpxp.com.au)





Approximate Areas	
Internal Living	87m <sup>2</sup>
Balcony	7m <sup>2</sup>
Total House Footprint	114m <sup>2</sup>

**LJ Hooker**

219/2 Moreau Parade, Perth

This floor plan is for illustrative purposes only. While every effort has been made to provide an accurate representation, all measurements & other information are approximation only.

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