







912/112 Goderich Street, East Perth

City-Fringe Living!

1 1 1

FOR SALE
Please Call

AGENTS

Brendan Smith
0420 217 818
brendan.smith@ljhooker.com.au

Sharon Smith
0405 814 948
sharon.smith@ljhooker.com.au

AGENCY

LJ Hooker City Residential
(08) 9325 0700

Perfectly positioned in the heart of East Perth, this apartment delivers the ideal combination of convenience, comfort, and lifestyle. Showcasing sweeping views across the surrounding skyline, a comfortable living space, and is an outstanding opportunity to secure an affordable city-fringe home or investment in one of Perth's most connected and desirable locations.

THE PROPERTY
Positioned on the ninth floor of a well-established East Perth complex, this light-filled apartment combines elevated views and an unbeatable lifestyle location. Capturing sweeping outlooks across East Perth and beyond, the residence offers a fantastic opportunity for first home buyers, city professionals, downsizers, and investors seeking an affordable entry into one of Perth's most connected suburbs.

Thoughtfully designed for easy living, the apartment features a great open-plan layout that maximises both natural light and functionality. Large windows frame the impressive outlook, while the private balcony provides the perfect space to relax and enjoy the ever-changing city skyline. Comfortable, low-maintenance, and move-in ready, this is inner-city living without compromise.

THE FEATURES

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.

The apartment offers a generous open-plan living and dining area that seamlessly connects to the kitchen and balcony, creating an inviting indoor-outdoor flow. The well-appointed kitchen provides ample storage and preparation space, while neutral finishes throughout allow buyers to easily add their own personal touch.

The spacious bedroom includes built-in storage and enjoys direct access to the balcony, creating a bright and airy retreat. Additional features include a neatly presented bathroom, ceiling fans, secure building access, and an allocated car bay.

THE LOCATION
Few locations offer the convenience and lifestyle appeal of East Perth. Positioned on the doorstep of Perth CBD, this address allows residents to enjoy all the benefits of city living while maintaining a relaxed residential atmosphere.

Take a short stroll to Claisebrook Cove's vibrant café and dining precinct, enjoy riverside walks along the Swan River, or jump on the free CAT bus for effortless access throughout the city. Optus Stadium, Crown Perth, Wellington Square, Gloucester Park, and the Matagarup Bridge are all within easy reach, making this one of Perth's most desirable lifestyle destinations.

THE AMENITIES
Residents are spoiled for choice when it comes to local amenities. Nearby Claisebrook Train Station and free CAT bus services provide excellent transport connectivity, while local supermarkets, cafés, restaurants, bars, gyms, and everyday conveniences are all just moments away.

The Swan River foreshore offers endless recreational opportunities, while Wellington Square provides beautifully upgraded green spaces, playgrounds, and community facilities. With Perth CBD, Elizabeth Quay, Crown Perth, Optus Stadium, and Northbridge all close by, every lifestyle and entertainment option is within easy reach.

THE WHY
Whether you're looking for your first home, a Perth base, or a smart investment in a high-demand location, this apartment presents exceptional value in a suburb that continues to attract strong buyer demand.

Combining elevated views, comfortable living spaces, excellent amenities nearby, and a location that places the very best of Perth at your doorstep, this is an opportunity to secure a foothold in East Perth and enjoy the lifestyle benefits for years to come.

THE NUMBERS
Council Rates: $1,350.75 p.a.
Water Rates: $956.59 p.a.
Strata Admin: $626.42 p/qtr
Strata Reserve: $142.28 p/qtr
Year Built: 1968
Number of Units in Building: 190
Total Lot Area: 50sqm

DISCLAIMER
The information contained herein has been prepared for advertising and marketing purposes only and does not constitute an offer, representation, warranty, or form part of any contract. While every care has been taken to ensure the accuracy of the information provided, the agent makes does not make any representation or warranty as to its accuracy, completeness, or reliability. Prospective purchasers and/or interested parties should make their own independent enquiries and satisfy themselves as to the correctness of

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.

all information contained herein. The agent does not accept any liability for any loss or damage arising from reliance on this material.

MORE DETAILS

Property ID	3VTDFGJ
Property Type	Apartment

Brendan Smith 0420 217 818
Sales Executive â€“ The Smith Team | brendan.smith@ljhooker.com.au
Sharon Smith 0405 814 948
Sales Executive â€“ The Smith Team | sharon.smith@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



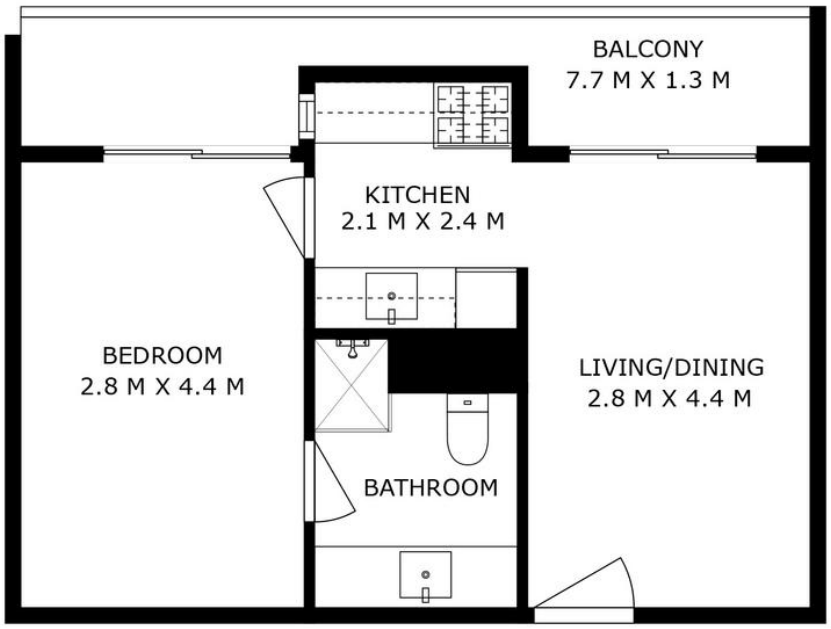








All information contained therein is gathered from relevant third parties sources.
We cannot guarantee or give any warranty about the information provided.
Interested parties must rely solely on their own enquiries.



Approximate Areas

Internal Area	50m²
Balcony	8m²

LJ Hooker

912/112-122 Goderich St, 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.

www.propertyexperience.ljhooker.com.au
www.perthrealestatemedia.com

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