



8/2 Goderich Street, East Perth

## A Rare Find!

A fantastic opportunity to secure this superb, fully renovated, street level property in a tremendous location!




Ideal for the first time buyer, professional couple, astute investor or those looking for a bolt-hole close to the CBD.

Enjoy the benefits of your own off street, secure parking as well as access to a parking permit for another vehicle on Goderich St!

With Queens Gardens almost at your front door and walking distance to Optus Stadium across the Matagarup Bridge as well as a stroll to the WACA ground or Gloucester Park, this could be the one you've been searching for!

Features include:

- Open plan living with split a/c
- Fully renovated kitchen & laundry
- Fully renovated bathroom and WC
- Master bed with WIR
- Front and rear courtyards
- Secure, off street parking for 1 car
- Permit parking on Goderich St for 1 vehicle
- Close to schools (Trinity, Mercedes College and the under

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### FOR SALE

Offers from \$699,000

### VIEW

Sat 13th Jun @ 12:30PM - 1:00PM

### AGENTS

Paul Hickey  
0402 449 120  
paul.hickey@ljhooker.com.au

Clint White  
0422 960 305  
clint.white@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.



construction East Perth primary school)  
Close to the Perth CBD

Council rates approx. \$1,626.50 per annum  
Water rates approx. \$1,168.91 per annum  
Strata Levies \$1,850.00 per qtr.

To arrange an inspection call Paul Hickey on 04020 449 120 or Clint White 0422 960 305

## MORE DETAILS

Property ID	3VKTFGJ
Property Type	Unit
House Size	86 m2
Land Area	88 m2
Including	Air Conditioning Toilets (1) Courtyard Deck Outdoor Entertaining Floorboards Secure Parking Fully Fenced

### Paul Hickey 0402 449 120

Sales Executive | paul.hickey@ljhooker.com.au

### Clint White 0422 960 305

Sales Executive | clint.white@ljhooker.com.au

### LJ Hooker City Residential (08) 9325 0700

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