

## Mindarie, 9/1 Tacoma Lane

TWO-STOREY EXECUTIVE APARTMENT: SUNSET & SIP IN THE MARINA!

CONTACT CHRYS TIMPSON YOUR LOCAL MINDARIE SPECIALIST FOR MORE DETAILS ON 0424839055

Welcome to 9/1 Tacoma Lane in Mindarie Marina you will be the envy of all your friends with drinks round yours?

LOCATION...WHAT CAN WE SAY

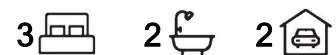
Prime real estate on the Mindarie Marina taking in that beautiful view every day, watching the occasional dolphin, plenty of boats and watching life go by.

WHAT'S IN & AROUND TACOMA LANE

The Indie Restaurant and The Boat, plenty of choice with the marina cafes including



**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.



**For Sale**  
From \$1,279,000

**View**  
By Appointment

**Contact**  
**Chrys Timpson**  
0424 839 055  
chrys.timpson@ljhpxp.com.au

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

Sistas, Union Kitchen and Six Degrees. A beauty salon, hairdresser and gift shop too!  
Imagine the lifestyle strolling to your local café a stone's throw away.

## WHAT YOU GET

This larger than the average two storey, 3 bedrooms, 2 bathrooms, 2 car space (with store) apartment offers you so much more than your average apartment. LOWER LEVEL has a master bedroom with a kitchenette, extra storage, ensuite with its own balcony. UPPER LEVEL offers spacious living area with extra high ceilings and large balcony, two further bedrooms located to the rear of the apartment and marina with robes, and access to their own balcony. Bedroom 2 has access to the main upstairs bathroom. Open plan living area offers plenty of space with lots of natural light, wall mounted reverse cycle air con unit to stay cool. Sleek modern kitchen with walk in pantry with heaps of storage. The laundry recess is located off the entry hallway with sliding doors. The apartment has a generous size separate store with high ceilings and with easy access to the two car bays.

STRATA LEVIES - \$1582 PER QUARTER (APPROX.)

Internal area 170sqm Balconies 63sqm —Total 232sqm (approx.) - Two car spaces 26sqm (approx.) —Built 2019.

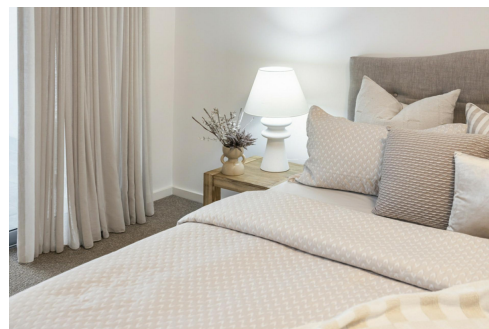
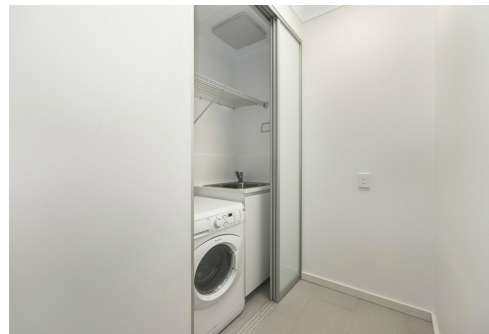
CALL CHRYS TIMPSON TO VIEW ON - 0424839055

## More About this Property

<b>Property ID</b>	3TDMFGJ
<b>Property Type</b>	Apartment
<b>House Size</b>	232 m2
<b>Land Area</b>	262 m2
<b>Including</b>	Ensuite Toilets (2)

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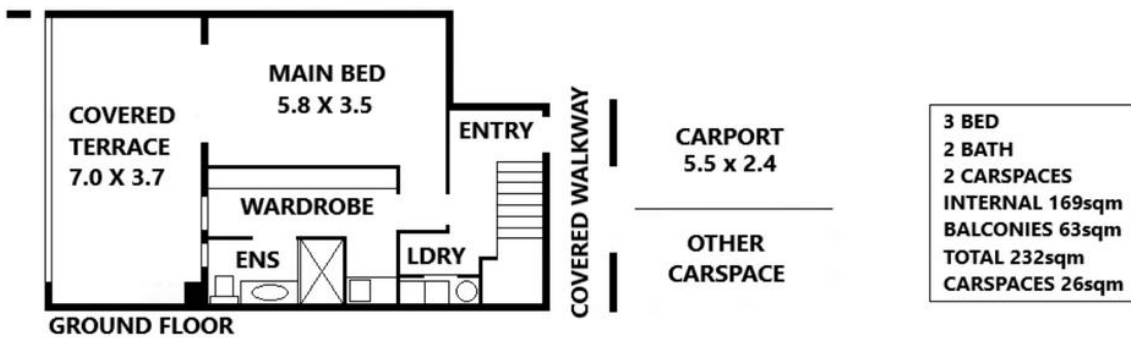
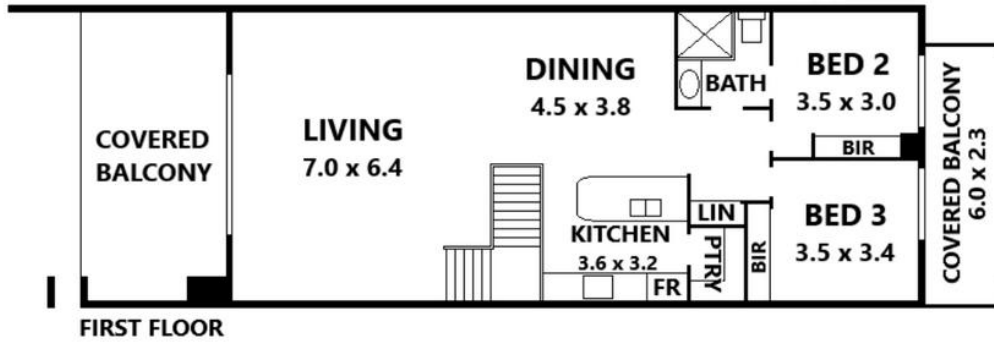
**LJ Hooker City Residential (08) 9325 0700**  
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← NORTH



## LJ Hooker G9/1 Tacoma Lane, Mindarie

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.