



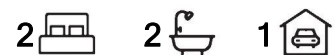
## Perth, 1006/78 Stirling Street

### Elevated City Living!

This is how you do city living - 10 floors up, with sweeping views and world-class facilities. Welcome to 1006/78 Stirling Street, a smartly laid-out two-bedroom apartment in a secure, well-maintained complex that puts you right in the mix without all of the noise.

Inside, it's all clean lines and natural light. The open-plan living and dining connects effortlessly to a generous balcony, with floor-to-ceiling glass that brings the outdoors in (and the city skyline with it). The kitchen is streamlined and functional with quality appliances and plenty of storage.

The master bedroom has mirrored built-in-robos, great light, a private ensuite and direct balcony access. The second bedroom is just as spacious and also features a mirrored built-in-robe and is located directly across from the main bathroom. The main bathroom boasts a spacious shower, vanity, toilet and an internal laundry for added convenience.



**For Sale**  
Please Call

**View**  
[ljhooker.com.au/3T4WFGJ](http://ljhooker.com.au/3T4WFGJ)

**Contact**  
**Brendan Smith**  
0420 217 818  
[brendan.smith@ljhooker.com.au](mailto:brendan.smith@ljhooker.com.au)  
**Sharon Smith**  
0405 814 948  
[sharon.smith@ljhooker.com.au](mailto:sharon.smith@ljhooker.com.au)



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

The secure complex offers intercom access, a secure car bay, and a modern building with first-class facilities and a proper sense of care.

Step outside and you're minutes from Northbridge, Highgate, and the CBD. Cafes, bars, shops, transport - it's all within easy reach. Whether you're buying your first home, investing smartly, or looking for a lock-and-leave with a view - this one just makes sense.

(Please be advised this property is currently tenanted on a fixed-term lease at a rate of \$720.00 per week until 25/04/2026)

Points of Interest (all distance approximate):

- 300m to Perth CBD
- 450m to Mclver Train Station
- 600m to Perth Train Station
- 750m to Yagan Square
- 850m to HBF Park
- Close to the freeway, the river and more

Rates & Dimensions:

Council Rates: \$2,060.60 pa

Water Rates: \$1,571.95 pa

Strata Admin: \$1,215.21 p/qtr

Strata Reserve: \$387.20 p/qtr

Residence Area: 68sqm

Total Area: 109sqm

## More About this Property

Property ID	3T4WFGJ
Property Type	Apartment

**Brendan Smith 0420 217 818**

Sales Executive â€” The Smith Team | [brendan.smith@ljhooker.com.au](mailto:brendan.smith@ljhooker.com.au)

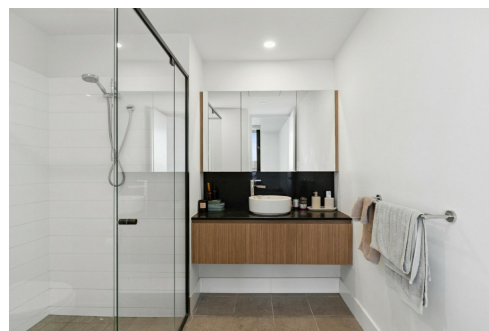
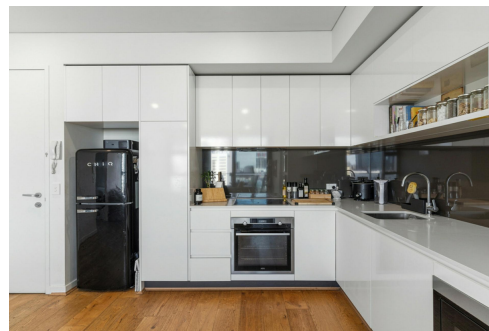
**Sharon Smith 0405 814 948**

Sales Executive â€” The Smith Team | [sharon.smith@ljhooker.com.au](mailto:sharon.smith@ljhooker.com.au)

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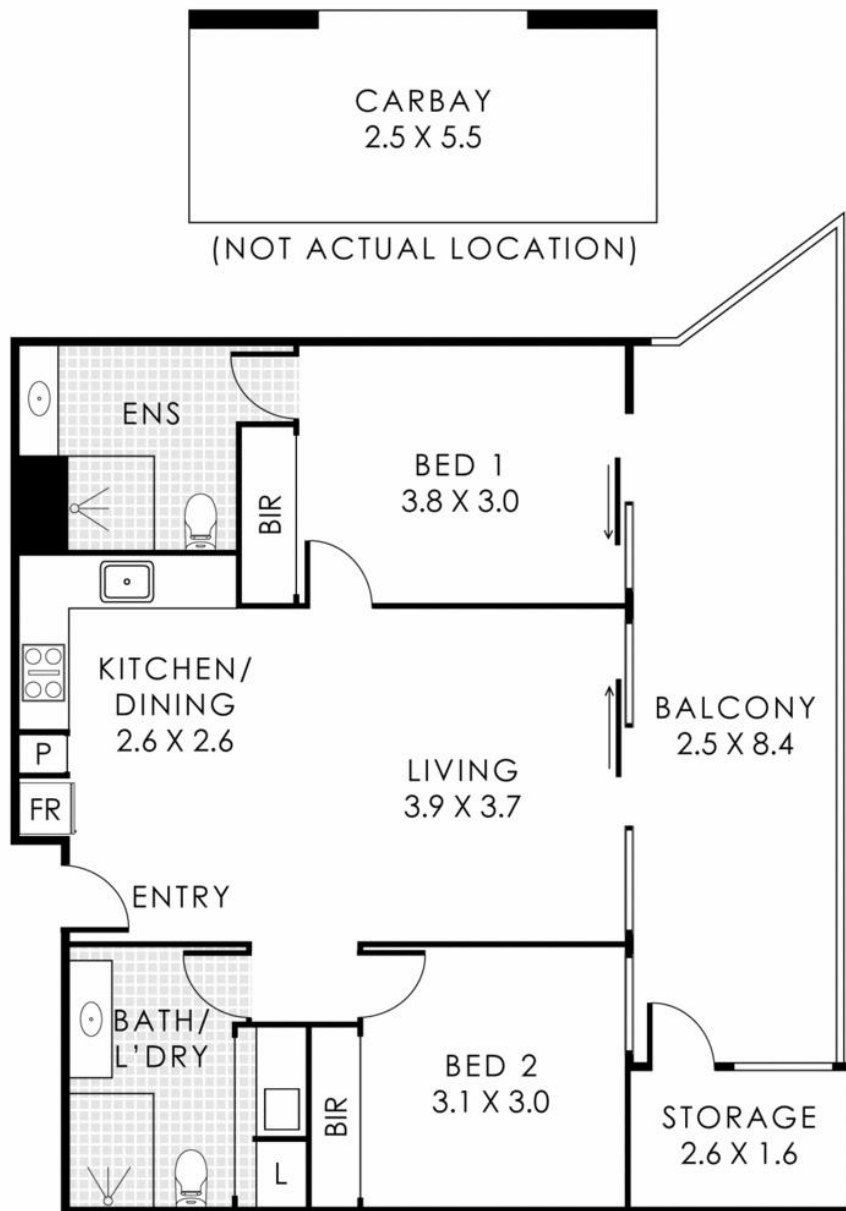
Shop 30, 82 Royal Street, EAST PERTH WA 6004

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#### Unit 1006/78 Stirling Street, Perth

Residence 68m<sup>2</sup> | Balcony 23m<sup>2</sup> | Storage 4m<sup>2</sup> | Carbay 14m<sup>2</sup>  
**Total Area 109m<sup>2</sup>**



This floorplan is for illustration purposes only to show the layout of the property. Whilst every effort has been made to ensure the accuracy of this floor plan, all measurements, and any other information shown are an approximate interpretation only. Measurements and total area do not include or account for wall thickness or roof area under eaves. CJB Creative will not be held liable or responsible for any error, omission, misrepresentation or use of any information shown on the first floor plan. Not to be used for any other purpose.  
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