

Perth, 130/580 Hay Street

Your Home in the Sky!

(The seller reserves the right to accept any offers prior to the closing date)

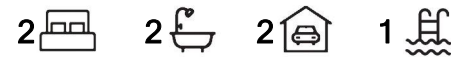
Elevate your lifestyle by securing this impressive 217sqm, 3 bedroom 2 bathroom, sub-penthouse residence in the quality "Equus Apartments" complex that is securely accessible via a lift within the arcade between Murray and Hay Streets - right in the heart of the Perth CBD.

Residents of the building also gain exclusive access to top-class resort-style facilities here, including a shimmering swimming pool, a bubbling spa and a well-equipped gymnasium on level 6. Your own dual under-cover parking bays and lock-up storeroom can be found downstairs, whilst there are plenty of parking options nearby for your guests and visitors to take full advantage of.

Back upstairs, gleaming wooden floorboards grace a light, bright and spacious open-plan



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
Under Offer

View
ljhooker.com.au/3RESFGJ

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

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

LJ Hooker City Residential
(08) 9325 0700

living, dining and kitchen area that doubles as the central hub of the floor plan with its striking recessed ceiling, storage and pantry cupboards and stunning city views - from both within and out on two enormous entertaining balconies. The main balcony is essentially a fabulous alfresco with its own built-in outdoor barbecue and an awe-inspiring panoramic vista encapsulating the city skyline and Perth's rolling hills - as far as they eye can see.

It also enjoys access to and from the connecting kitchen, where sparkling stone bench tops, double sinks and a water-filter tap meet a stainless-steel range hood, a quality electric hotplate and high-end oven, integrated-microwave and coffee-machine appliances.

Both bedrooms are carpeted for comfort, inclusive of a larger master suite with direct access to the second balcony for its own slice of the sensational aspect at hand - plus a generous "his and hers" walk-in wardrobe, leading into a modern fully-tiled ensuite bathroom with a shower, separate toilet, a linen cupboard and twin vanity basins.

The second bedroom has mirrored built-in robes and its own sweeping window outlook to wake up to, whilst a fully-tiled combined main bathroom-come-laundry delightfully boasts a rain shower and sleek stone bench tops - spread across another set of twin vanities and a separate wash trough. There is also an adjacent powder room for good measure, along with a carpeted study that can easily be converted into a third bedroom and sits between the hallway and living space.

State-of-the-art security and an on-site building manager are available to those living here, whilst an ultra-convenient location just footsteps away from cafes and food stores at ground level - and within easy walking distance of restaurants, boutique shopping, public transport, nightlife and even our picturesque Swan River - is quite simply an added bonus. The ultimate city pad awaits!

Features include:

- Open-plan living/dining/kitchen area
- Two spacious outdoor balconies
- Built-in BBQ to the main alfresco
- Amazing city views
- Full-height balcony windows/sliders
- Study/ 3rd bedroom
- Large master-bedroom suite - with a WIR
- 2nd bedroom with mirrored BIR's
- Tiled master ensuite
- Tiled main bathroom-come-laundry wet area
- Powder room
- Decent storage throughout
- Stone bench tops
- Intercom system
- Down lights
- Secure lift/swipe access
- Shadow-line ceiling cornices
- Two secure carbays
- Lockable storeroom

Points of Interest (all distance approximate):



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- 20m to the nearest bus stop
- 500m to Perth Underground Train Station
- 500m to the Supreme Court Gardens
- 700m to the Barrack Street Jetty
- 700m to Elizabeth Quay and the Perth Convention and Exhibition Centre
- 3.0km to Optus Stadium

Rates & Dimensions:

- Council Rates - \$2,393.35 p.a.
- Water Rates - \$1,609.23 p.a.
- Strata Admin - \$3,163.46 p/qtr
- Strata Reserve - \$681.37 p/qtr
- Internal Area - 107sqm
- Total Area - 217sqm

More About this Property

Property ID	3RESFGJ
Property Type	Apartment
Including	Air Conditioning Toilets (2) Pool Balcony Gym Built-in-Robes Secure Parking

Brendan Smith 0420 217 818

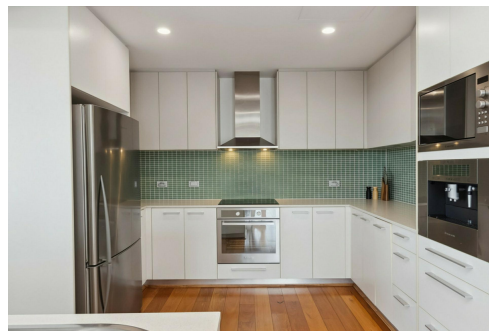
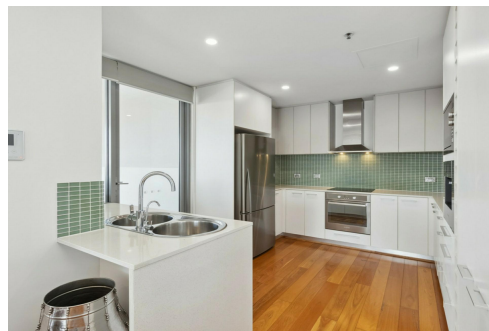
Sales Executive â€” The Smith Team | brendan.smith@ljhooker.com.au

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



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130/580 Hay Street, Perth

Residence 106m² | Alfresco Balcony 49m² | Balcony 23m² | Store 11m² | Carbays 28m²

Total Area 217m²



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