

## Perth, 2010/380 Murray Street

Intelligent Design and CBD convenience in this Stylish One-Bedroom Apartment !

Just arrived to market is this stunning apartment in one of Perth CBD's most sought after locations. Immediately liveable and ready to enjoy for an owner occupier with vacant possession on settlement, it is also bound to attract investors looking for a great property to add to their portfolio.

Inspired luxury awaits in one of Perth CBD's most revered locations, this 1 bedroom apartment presents intelligent design & resort style lifestyle amenities in an inner city sanctuary. Showcasing boutique living at the forefront of its intuitive design, the apartment is situated on the 20th floor.

Positioned in an esteemed inner-city precinct, the complex features unrivalled resort style facilities, ensuring the ultimate in inner city living. Coming home to an elegant entry lobby with feature marble and stone cladding, NV welcomes you with secure access, a friendly



**For Sale**  
UNDER CONTRACT

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[ljhooker.com.au/3RCNFGJ](http://ljhooker.com.au/3RCNFGJ)

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

**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.

concierge service and lifts straight up to your exclusive apartment.

The bold contemporary interior set in the originally highly sought after light colour scheme includes a gourmet kitchen equipped with select reconstituted stone benchtops, glass feature splashbacks, Smeg appliances as well as designer timber grain & coloured melamine cabinetry and an integrated dishwasher, fridge and freezer along with self-close drawer runners and cupboard door hinges. Luxurious finishes include engineered timber flooring, stone accents, striking floor-to-ceiling tiling in the bathroom and split system reverse cycle air conditioning in the living and main bedroom.

-1 bed | 1 bath | 1 car

- Select engineered timber floorboards for Living / Dining areas
- BIR with sliding mirror doors, with melamine shelf and hanging rail in bedroom
- Timber grain/coloured melamine kitchen and laundry cupboards
- Select reconstituted stone benchtops
- Island bench
- Smeg Appliances including fully integrated dishwasher and fridge freezer
- Reconstituted stone vanity tops to bathroom
- Semi-recessed vitreous china basin
- Designer shower mixer & rail shower, polished chrome
- Quality reverse cycle air-conditioning to Living Room & Main bedroom
- Refuse disposal provided to every apartment floor
- Swipe card & numeric key entry to ground floor lobby
- Controlled lift access to each floor
- Remote control driveway gates via swipe card

#### Rooftop Leisure Facilities

- 25m infinity edge, rooftop outdoor pool
- Air-conditioned common rooftop entertainment area including casual lounge and dining spaces
- Shaded East roof terrace with outdoor dining furniture
- Electric BBQ's to outdoor dining area
- Outdoor Theatre area

#### Level 5 Leisure Facilities

- 21m outdoor heated lap pool including spa
- Secure access gym, air conditioned with landscaped gym terrace with artificial turf
- Timber lined sauna
- Steam room with tiled seating and feature wall
- Change rooms with male, female and accessible toilets, with showers

Invest or nest - this property is perfect to enjoy yourself or to find the perfect tenant, with a future estimated rental return of \$600-\$650 per week (unfurnished).

#### Rates & Dimensions

Strata: \$1143.54/qtr\*\* | Strata Reserve \$365.87/qtr\*\*

Council: \$1,727.80/yr\*\* Water: \$1234.48/yr\*\*



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Internal: 44sqm External: 10sqm Store: 4sqm Car: 13sqm Total: 71sqm\*\*

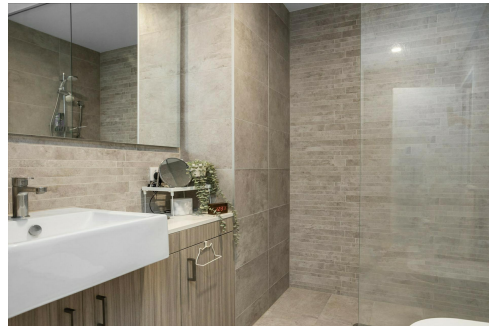
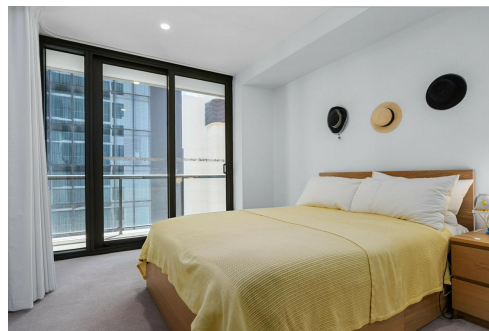
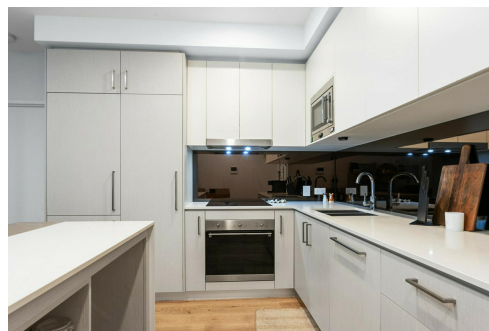
\*\* Strata, council & water costs, and apartments measurements are approximate; interested parties are welcome to carry out their own costs & measurements due-diligence.

## More About this Property

Property ID	3RCNFGJ
Property Type	Apartment

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**TYPE B**  
1 bed 1 bath  
(typical layout)

