



Perth, 34/128 Mounts Bay Road

Live Like Kings!

This contemporary 158sqm, 3 bedroom 2 bathroom apartment in the Mounts Bay Village complex combines practicality with comfort - the building itself backs on to the stunning Kings Park escarpment, with the residence also making for a fantastic investment property, if you are that way inclined.

Upon entry, the open-plan kitchen, dining and living area invites you inside and will generally delight with its stylish light fittings, tiled splashbacks, double sinks, range hood, ceramic hotplate, stainless-steel under-bench oven and stainless-steel half-drawer Fisher and Paykel dishwasher. The main covered entertaining balcony off here benefits from amazing tree-lined city views in the distance.

The spacious master-bedroom suite plays host to a fitted walk-in wardrobe and a fully-tiled ensuite bathroom with a shower, toilet and sleek vanity basin. Both spare bedrooms have mirrored built-in robes, with a private and covered second balcony off the third bedroom



For Sale
Under Offer

View
ljhooker.com.au/3S1BFGJ

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LJ Hooker City Residential
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setting it apart.

The separate main bathroom is also fully-tiled and comprises of a bathtub and showerhead. The adjacent laundry has built-in linen storage, as does the hallway. The second toilet is separate from all of the other wet areas.

As far as common complex facilities go, residents are able to access a gym, swimming pool and tennis court - adding a sense of luxury to their resort-style living experience. In the basement, you will find two allocated side-by-side car bays, as well as a storeroom for good measure.

Indulge in a central location in between a bustling CBD lifestyle and the scenic nature trails of Kings Park. Convenient living just footsteps from where all of the action is - it simply doesn't get any better than this!

Other features include, but are not limited to:

- Secure key and card access - via the entry lobby
- Carpeted open-plan living and dining area - with split-system air-conditioning
- Dishwasher in the kitchen
- City views from the main balcony
- Carpeted bedrooms
- Split-system air-conditioning in the master suite
- WIR in the master suite
- 2nd/3rd bedrooms with mirrored BIR's
- Second balcony off the 3rd bedroom
- Practical main bathroom with a bathtub and showerhead
- Separate laundry with linen storage and an internal hot-water system
- Separate 2nd toilet
- Hallway linen cupboard
- Audio-intercom system
- Skirting boards
- Common gym, pool and tennis-court facilities
- Dual car bays - with access to a connecting storeroom

Points of Interest (all distance approximate):

- 650m to Perth Convention and Exhibition Centre
- 830m to John Oldham Park
- 1.0km to Elizabeth Quay
- 1.1km to Perth CBD
- 1.4km to Kings Park and the Botanic Garden
- 3.3km to Subiaco Primary School
- 3.8km to Bob Hawke College

Rates & Dimensions:

- Council Rates: \$2,471.70 pa
- Water Rates: \$1,669.04 pa
- Strata Admin: \$1,447.00 p/qtr
- Strata Reserve: \$428.80 p/qtr
- Residence Area: 114sqm
- Total Area: 158sqm



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More About this Property

Property ID	3S1BFGJ
Property Type	Apartment

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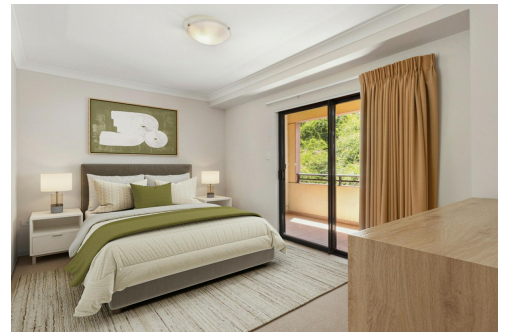
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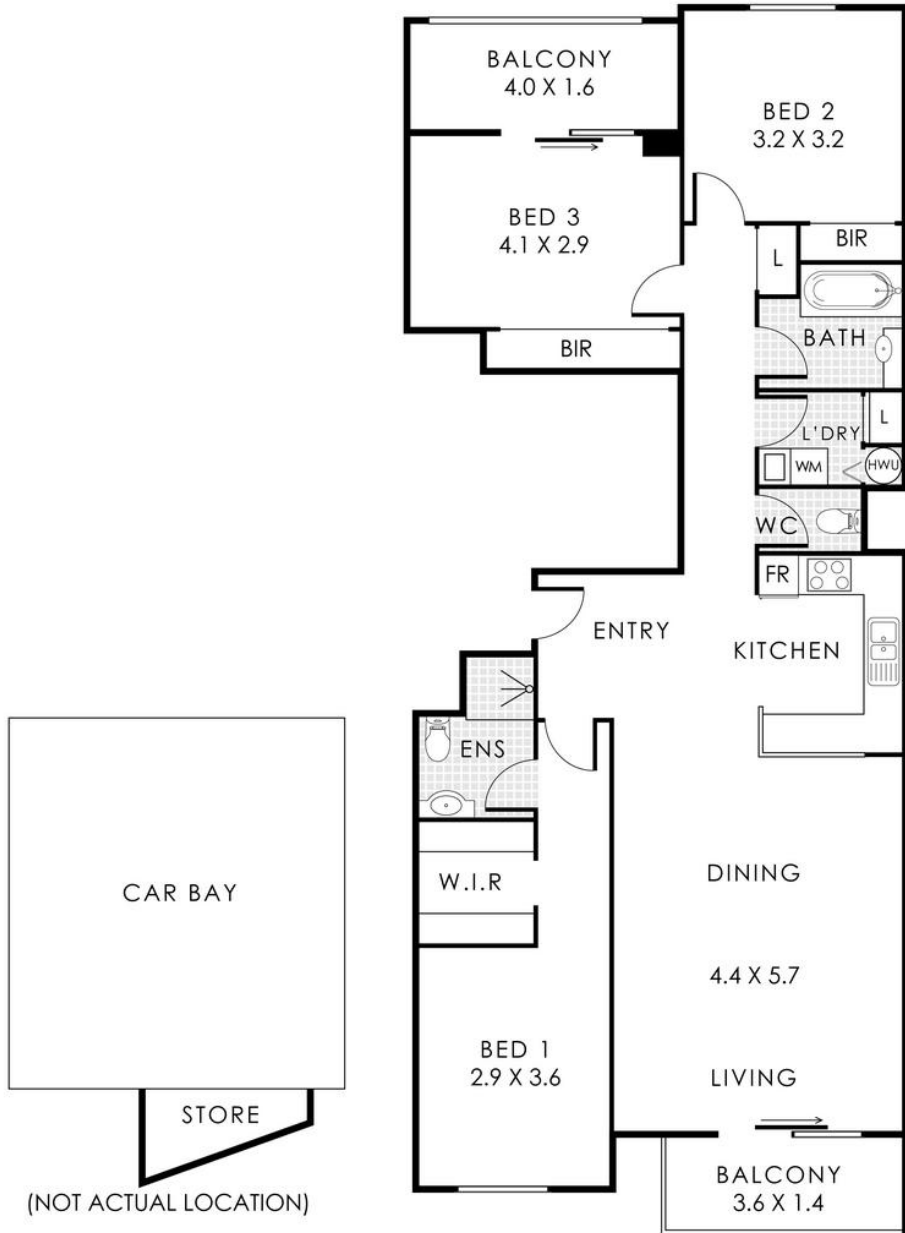
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34/128 Mounts Bay Road, Perth

Residence 114m² | Store 2m² | Car Bay 28m² | Balcony 14m²

Total Area 158m²



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 areas under eaves. City Creative will not be held liable or responsible for any error, omission, misrepresentation or use of any information shown on the final floor plan. Not to be used for any other purpose.
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