



Rivervale, 2/111 Kooyong Road

Modern, Stylish, Convenient

2 2 1

For Sale
Please Call

View
ljhooker.com.au/2RZPG5X

Contact
Victor Paz
0413 644 202
vpaz@ljhsouth.com.au
Maurice Flores
0405 104 824
mflores@ljhsouth.com.au

This modern, top floor apartment with a private balcony is part of a neat, safe and secure, 8 unit complex. With two bedrooms and two bathrooms, this apartment makes an ideal home. Convenience is key with local shops and an IGA just across the road, a beautiful park within walking distance, bus stops and local schools all nearby!

Each bedroom is carpeted, has a Built in Robe & its own private ensuite. In the hallway, chores are made easy with a European laundry cleverly built in and tucked away neatly inside a cupboard.

The kitchen offers shiny stainless steel appliances, an electric cooktop, dishwasher, and a tall pantry that fits everything, along with plenty of cupboard space including overhead cupboards. The kitchen connects to the open plan lounge and dining area, equipped with a split system airconditioner, suitable for all year long comfort. Seamlessly walk through sliding doors out onto the large, private balcony, with views of the street and local shops.



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.

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(08) 9457 9955

Features Include:

- Gated, remote controlled Complex
- Extra storage unit 4sqm
- Split System Air conditioning
- Built in Robes to Bedrooms
- Large Private Balcony 17sqm
- 1 Undercover Car bay

Water rates: \$1,138.98 per annum approx.

Council rates: \$1,473.27 per annum approx.

Strata fees: \$742.15 per quarter approx.

Contact your exclusive agent Victor Paz on 0413 644 202 for more information!

More About this Property

Property ID	2RZPG5X
Property Type	Apartment
House Size	65 m ²
Land Area	100 m ²

Victor Paz 0413 644 202

Director and Licensee | vpaz@ljhsouth.com.au

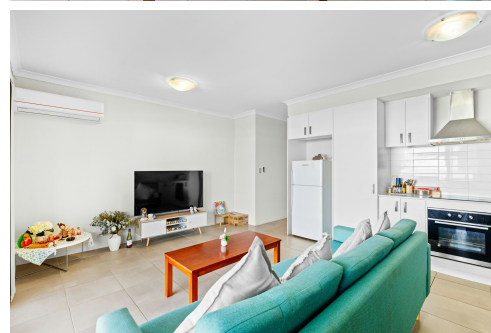
Maurice Flores 0405 104 824

Sales Consultant | mflores@ljhsouth.com.au

LJ Hooker Southern Residential WA (08) 9457 9955

7/17 Tribute Street, WEST SHELLEY WA 6148

southernresidentialwa.ljhooker.com.au | cockburncity@ljhsouth.com.au



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