



1/58 Kings Park Road, West Perth

## Units 1, and 5 UNDER OFFER, Units 2, 3 & 4 available!

- U1 Offers from \$1.45M - Under Offer
- U2 Offers from \$1.55M - Available - Don't miss out call now!
- U3 Offers from \$1.65M - Available - Don't miss out call now!
- U4 Offers from \$1.75M - Available
- U5 Offers from \$1.85M - Under Offer

Positioned at 58 Kings Park Road, this property enjoys one of Perth's most iconic and tightly held locations. Set along the prestigious Kings Park Road strip, the address alone offers undeniable appeal with close proximity to Kings Park, the Perth CBD and some of the city's most sought after amenities.

This is a rare opportunity to secure a property in a blue chip, high demand location known for its tree lined streets, premium residences and enduring buyer interest.

Whether you are looking to invest or secure a foothold in one of Perth's most recognised addresses, this is a position that will always be in demand.

### THE HOME

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.

3 2 1

**FOR SALE**  
SOLD BY MARK STANHOPE

### AGENTS

Mark Stanhope  
0417 088 467  
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Sam Wright  
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### AGENCY

LJ Hooker Subiaco  
(08) 9382 3959



3 Bedrooms  
2 Bathrooms + Powder Room  
1 Secure Under ground Car bays  
Built approximately 2000

**FEATURES**  
**STRATA INFORMATION**

Internal area - 153 sqm  
Total area - 255 sqm  
Number of units in the complex - 5

**ESTIMATED RENTAL RETURN**

\$1,100 per week

**OUTGOINGS**

Council Rates \$2,500 per annum  
Water Rates \$1,400 per annum  
Strata Levy \$ 2,400 per quarter  
Reserve Levy \$256.15 per quarter

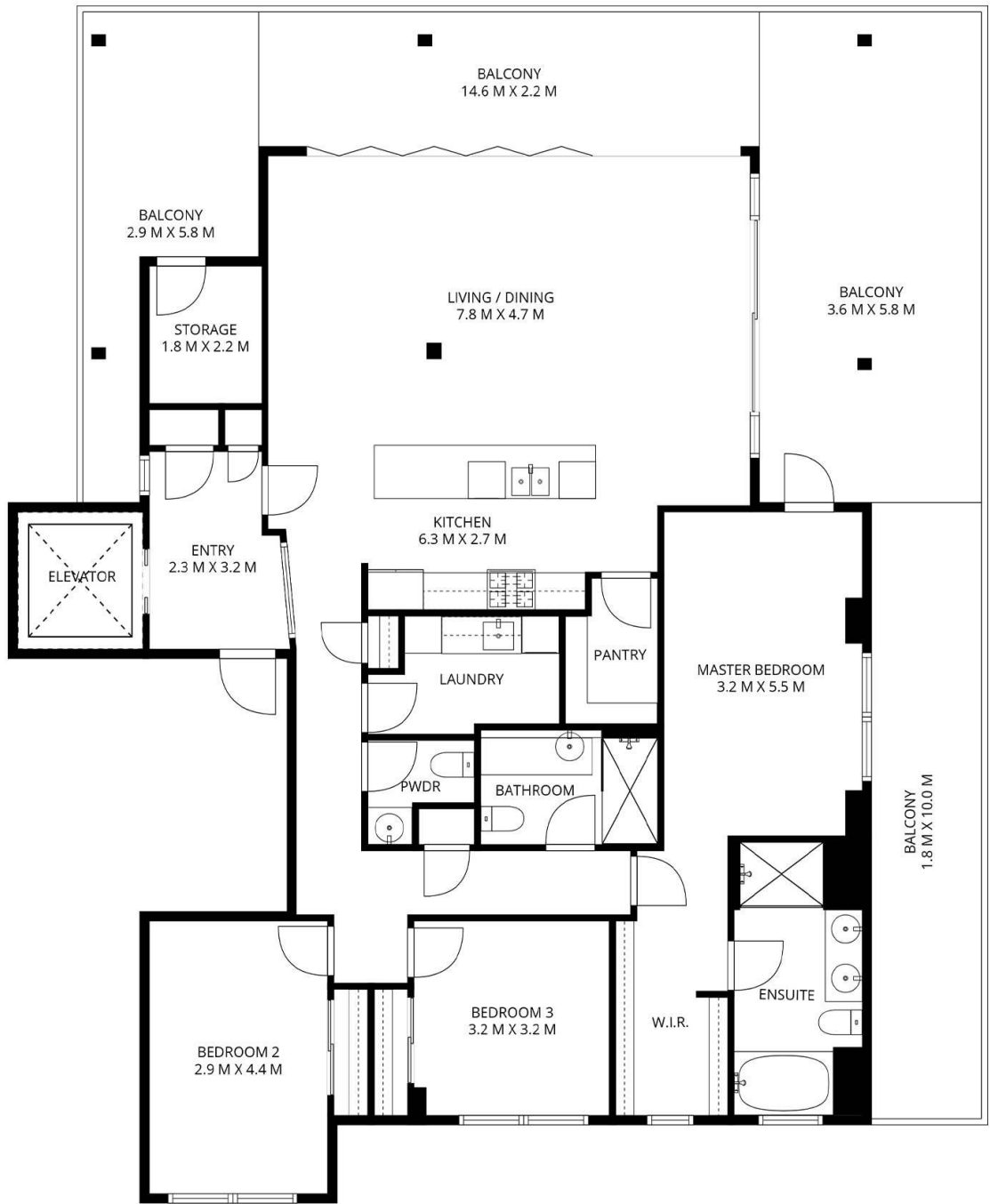
**MORE DETAILS**

Property ID	8C0HNF
Property Type	Unit
House Size	153 m2
Land Area	255 m2
Including	Ensuite Built-in-Robes Area Views Car Parking - Basement Close to Schools Close to Shops Close to Transport

**Mark Stanhope 0417 088 467**  
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(NOT ACTUAL LOCATION)



BASEMENT  
STOREROOM



CARBAY

<i>Approximate Areas</i>	
Internal Living Total	153m <sup>2</sup>
Total Balcony Area	81m <sup>2</sup>
Carbay	15m <sup>2</sup>
Basement Storeroom	2m <sup>2</sup>
Total Lot Area	255m <sup>2</sup>



1/58 Kings Park Rd, West Perth

This floor plan is for illustrative purposes only. While every effort has been made to provide an accurate representation, all measurements & other information are approximation only.

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[www.perthrealestatemedia.com](http://www.perthrealestatemedia.com)



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