



5/81 - 83 Shakespeare Ave, Yokine, WA 6060

Under Contract

Unit 2  1 



## What an investment!

A fantastic opportunity to secure this recently renovated 2 bed, ground floor unit in a super location and with a great tenant in place until Feb 2027.

**Open for Inspection**

By Appointment.

Stroll to the beautiful Yokine Open Space or Terry Tyzack Aquatic Centre and Gym, easy access to public transport which will take you straight into the city just 6kms away and convenient local shopping, cafes and restaurant options.

You'll also be within the Yokine Primary and Mt Lawley Senior High School catchments making it a great location to own an investment property.

### Features include:

- Two good sized bedrooms
- Renovated kitchen with lots of bench and cupboard space
- Renovated bathroom
- Separate laundry
- Reverse cycle a/c in living area
- Undercover car bay
- Lease in place until Feb 2027

Council rates approx. \$1,623.81 p.a.

Water rates approx. \$1,027.03 p.a.

Strata admin approx. \$529.16 p.q

Reserve fund approx. \$226.55 p.q.

To arrange an inspection call Paul Hickey 0402 449 120 or Clint White 0422 960 305

### Listed By

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