

**FOR SALE**



**Offers Above \$675,000**

**1 / 15 STEWART STREET, MIRA MAR**



Merrifield Real Estate



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## MEDITERRANEAN INSPIRATION

- Two-storey, rendered double brick home, secure garage
- Fabulous views to Middleton Bay & surrounding hillsides
- Open living area, separate lounge, three balconies
- Prestigious locale near beach, town, schools
- Perfect first home, downsizer, investment, lock-and-leave

**Merrifield**  
REAL ESTATE

 **3**  **2**  **1**  **337 m2**

**Lee Stonell**

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Disclaimer: All details on the brochure are presented on the vendor's advice. Prospective purchasers should take necessary actions on their own behalf to satisfy themselves of the details of conditions, contents, fixtures and improvements in regards to this property. **Merrifield Real Estate Pty Ltd JR Stewart Trust T/A Merrifield Real Estate, 258 York Street, Albany WA 6330 ABN 66 768 696 418**



# 1 / 15 STEWART STREET, MIRA MAR



## Specification

Asking Price	Offers Above \$675,000	Land Size	337.00 m2
Bedrooms	3	Frontage	N/A
Bathrooms	2	Restrictive Covenants	N/A
Toilets	2	Zoning	Residential / R25
Parking	1	School Zone	Albany Primary School & A.S.H.S.
Sheds	Nil	Sewer	Connected
HWS	Instantaneous Gas	Water	Scheme Connected
Solar	N/A	Internet Connection	NBN Available
Council Rates	\$2542.13	Building Construction	Rendered Brick & Iron
Water Rates	\$1564.13	Insulation	Unknown
Strata Levies	\$3113.44	Built/Builder	Approx 1970
Weekly Rent	\$525 per week	BAL Assessment	N/A
Lease Expiry	01/05/2025	Items not included	N/A

