



205/87 Robert Street COMO WA 6152

 2  2  2

\$800 per week

Date available: 28 February 2025

[Book Inspection](#)

## It doesn't get any better than this!

Securely positioned on the second floor of the exclusive and highly sought-after "Edition Como" development, this partly furnished apartment offers an exceptional blend of modern luxury and comfort.

### THE LOCATION

Conveniently positioned just a short walk away from the tranquil river, this location offers easy access to Canning Bridge Station, making commuting or exploring the area a breeze. The apartment is also ideally situated near Preston Street Village, providing a range of local amenities, while the vibrant cafes, bars, and restaurants of Applecross are just a stone's throw away across the bridge, offering a fantastic variety of dining and entertainment options. With everything you need within close proximity, this location truly combines convenience with lifestyle.

### THE RESIDENCE

- > Superb open plan living, entertaining, flowing through to the large balcony
- > Entertainer's kitchen, designer tapware, breakfast bar and gas cooking
- > Main suite with large built in robe and stunning ensuite with twin vanities
- > Second bedroom with large built in robe
- > Luxurious second bathroom
- > Spacious living and dining zone

- > Handy tucked away laundry with washer and dryer included
- > Private balcony, ideal for summer entertaining
- > Secure basement garaging for 2 cars (tandem)
- > Own storeroom (off balcony)
- > Pets considered on application to the Strata Company

#### THE FINER DETAILS

- > Ducted reverse cycle air conditioning
- > Stunning boutique building, with excellent security with AV intercom and video surveillance
- > Soho-styled resident's lounge, library, wall-mounted TV, fireplace, entertainer's kitchenette
- > Decked BBQ terrace and courtyard, ideal for summer entertaining
- > Environmentally sustainable complex

#### LIST OF CURRENT FURNITURE

- > Outdoor balcony furniture
- > Dining table & chairs
- > Bar stools
- > Tv cabinet
- > Couch
- > Coffee table
- > Fridge/Freezer
- > Washing machine
- > Dryer
- > Queen bed frame

#### Ingoing Costs:

Two weeks rent: \$1,600.00

Bond (4 weeks rent): \$3,200.00

Total Costs: \$4,800.00

#### HOW TO VIEW THIS PROPERTY

Arranging inspections is easy!

Simply go to our website: [www.jonesballard.com.au](http://www.jonesballard.com.au) and click the 'Book Inspection' button for that rental property.

To apply, the property MUST be viewed. Following your inspection a link to apply online will be emailed to you.

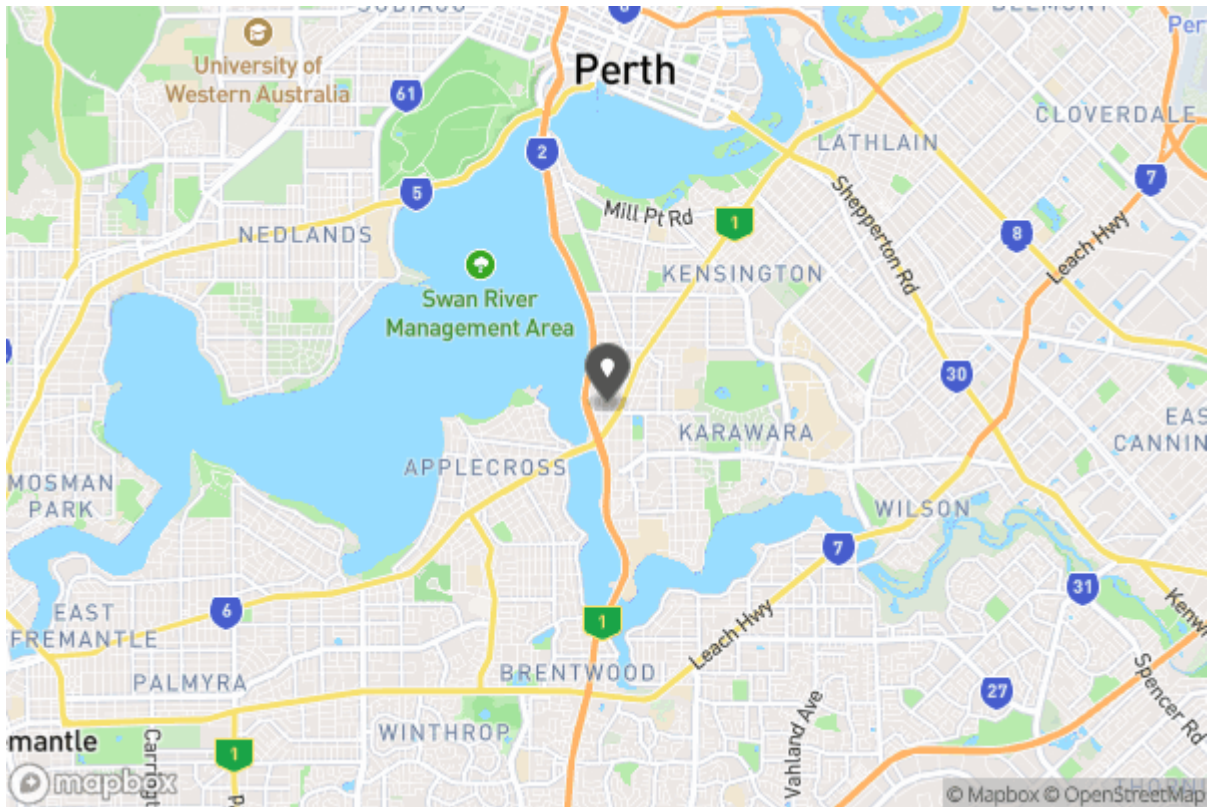
# Gallery







# Location Map



# Floor Plans



**205/87 Robert Street, Como 6152**

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or misstatement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser.

BALCONY	:	15m <sup>2</sup>
STORE	:	04m <sup>2</sup>
BUILT AREA	:	86m <sup>2</sup>
TOTAL BUILT AREA	:	105m <sup>2</sup>



Don't forget to  
confirm your  
inspection by  
SMS or email

Ellie Spiegl

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08 9474 1533  
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## Why Book with Jones Ballard

With our agency, you can book Property Inspections 24/7 on your computer, tablet or smartphone. When you do, you will receive an immediate response confirming your booking via email and SMS. Should the property be leased, the inspection time changed or cancelled for any reason, you will be informed the second it happens keeping you up to date.

You can also change or cancel your booking at any time if you no longer wish to attend or the times are no longer suitable. As part of your booking, we will send you reminders of the inspection as well as directions to the property to make the process of inspecting the property seamless.

Finally, should you wish to apply for the property, all of the relevant information including PDF or online applications details will be provided so you can apply as quickly as possible.



# Tenancy Application

A copy of the General Tenancy Agreement for this property, including all special conditions is available via the following link:

[Apply Online](#)

<https://2apply.com.au/Property?agentID=MD22298&uniqueID=R2782035>