FOR SALE

Wellington & Reeves WA Real Estate

Real estate since 1948







12/20 Grove Street, Little Grove — Offers Above $480,000

QUALITY LITTLE GROVE STRATA CLOSE TO HARBOUR

1 | 1 | 1 | 204

- Stylish unit on easy-care lot abuts quiet cul-de-sac
- In-style high ceiling living, meals & superb kitchen
- Extra living/study & a pleasant Bed 1 with BIR
- Modern combined wet areas & a front carport
- Steel-frame build-private courtyard-neat complex
- Top turn-key option near boating, shop, school & more



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PROPERTY INFORMATION

Construction
- Walls: Clad
- Roof: Iron

Property Details
- Age of Home: 2012
- Zoning: Residential

Rates & Fees
- Water Rates: $1643.28 pa (for the previous financial year)
- Council Rates: $2261.39 pa (for the new financial year 2026/2027)
- Strata Levies: $647.04 pa

Insulation & Heating / Cooling
- Reverse Cycle Air Conditioning

Gas
- Bottles

School Zoning
- Little Grove Primary School
- Albany Senior High School

(NOTE: school zonings may change; buyers should make their own enquiries)

Other
- Approximate Stamp Duty $17,355.20 ADMIN incl Mortgage Reg & Transfer Fee.

First Home Buyer: $540.20 ADMIN incl Mortgage Reg & Transfer Fee.
Based on Listing price for Primary Residence use – no discount applying
Stamp Duty & Govt Grant Calculator 2025/26 available at;
https://reiwa.com.au/advice/calculator-tools/stamp-duty-calculator-wa/

Disclaimer
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