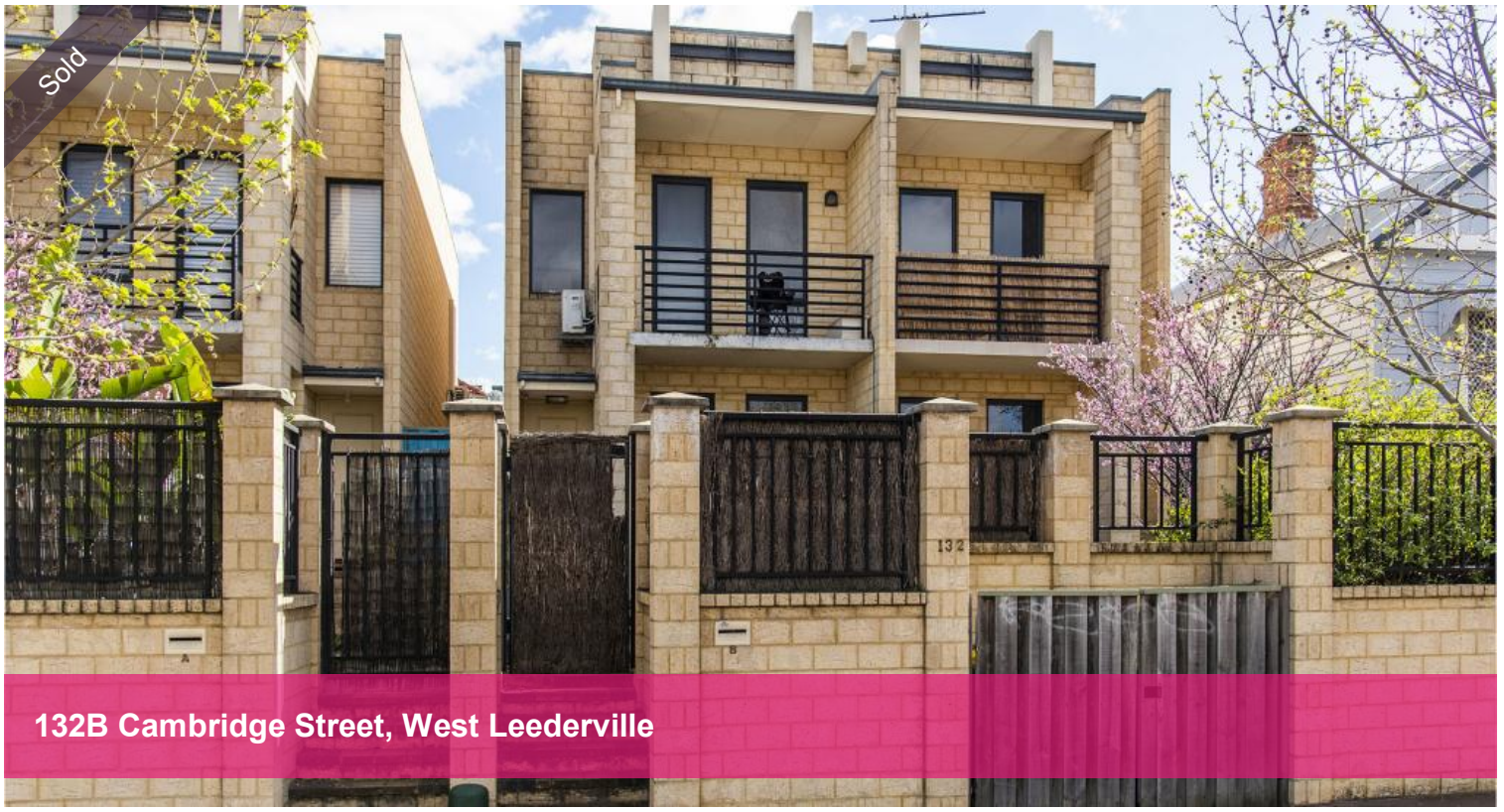









## Exceptional Value

2 2 2

Trendy terrace style home with NO STRATA FEES.

The ground floor level is for living with lounge living area as you enter from the elevated private front courtyard.

Separated is the dining area adjacent to a galley style kitchen/meals.

The upper level presents two bedrooms both with ensuite bathrooms and robes. The front bedroom has a study nook and balcony overlooking all the happenings on the street.

There is a large garage with parking for two more cars utilising the rear access.

Now for the location and it is absolutely brilliant!! You can walk everywhere – to the many shops, cafes, restaurants, Coles Supermarket, West Leederville train station and through the underpass to Subiaco including Bob Hawke College and all else it offers. Go the other way to scenic Lake Monger and on the bus route to the city or beach, both approximately 15 minutes away. It is also in the popular West Leederville Primary School catchment area

This is priced to sell!

Council Rates $1857.00 p/a approx.
Water Rates $1427.00 p/a approx.
Land area 162sqm approx.

| | |
|---|---|
| **Price** | SOLD |
| **Property Type** | Residential |
| **Property ID** | 19840 |

**Agent Details**

**Office Details**

Xceed Real Estate - Sales
Level 8, 3 Hasler Road Herdsman,
WA, 6017 Australia
08 9207 2088

XCEED REAL ESTATE

*The above information provided has been furnished to us by the vendor/s. We have not verified whether or not that information is accurate and do not have any belief in one way or the other in its accuracy. We do not accept any*

*responsibility to any person for its accuracy and do no more than pass it on. All interested parties should make and rely upon their own inquiries in order to determine whether or not this information is in fact accurate.*