







Contemporary Urban Living

Set in the vibrant heart of Leederville along the iconic Oxford Street, this spacious 1 bedroom, 1 bathroom townhouse offers an exceptional blend of space, style, and lifestyle. With a massive 81 sqm of internal living space, this is not your standard one-bedroom home, it's a unique urban retreat that delivers so much more than expected.

Designed with both comfort and practicality in mind, the home features an expansive open-plan living and dining area boasting glistening timber floorboards and a soaring ceiling void, creating a sense of grandeur and openness. Reverse cycle air conditioning units in both the main lounge and bedroom ensure year-round comfort, while large sliding doors seamlessly connect the living space to a generous alfresco courtyard, perfect for entertaining or relaxing in privacy.

The beautifully renovated kitchen is equipped with stone bench tops, a gas cooktop, ample bench space, and plenty of storage, making it ideal for home cooks and entertainers alike. A downstairs powder room adds convenience for guests, also featuring a separate laundry, study nook, and ample storage throughout the home.

Upstairs, the spacious bedroom offers a peaceful retreat, complete with a large walk-in robe and an ensuite bathroom. With intercom and security gate access to your secure parking, solar panels for energy efficiency, and thoughtful design throughout, this home is as functional as it is stylish.

1 1 1 133m2

Price	SOLD for $805,000
Property Type	Residential
Property ID	32065
Land Area	133 m2

Agent Details

Office Details

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

Location is everything, and this property truly delivers. Just minutes from Leederville Station, with bus routes to Mount Hawthorn and the city right at your doorstep, you'll enjoy unbeatable connectivity. Stroll to your morning coffee, explore the endless dining and nightlife options, or unwind in the nearby green spaces of Brentham Reserve and Lake Monger. Perth's CBD is also just a short ride away, making this the perfect combination of accessibility and liveability.

This is inner-city living without compromise, ideal for first homebuyers, professionals, or investors looking for something truly special in the heart of Leederville.

Features;
• 1 bedroom
• 1 renovated bathroom
• Open plan kitchen, living and dining
• Renovated kitchen
• Polished timber floorboards
• Soaring ceiling void
• Quality light fixtures and fittings
• Neutral colour scheme throughout
• 2 x reverse cycle air-conditioning units
• Spacious outdoor alfresco area with low maintenance gardens
• Downstairs powder room
• Separate laundry
• Study nook
• Ample storage options including outside storage unit, linen cupboard and understairs storage
• Intercom and security gate access for your parking
• Solar panels
• 1 car bay

Approximate Distance to;
• 350m- Brentham Reserve
• 450m- The Re Store
• 450m- Aranmore Catholic College
• 800m- Sullivan Logistics Stadium
• 800m- The Good Grocer IGA
• 1.0km- The Garden Leederville
• 1.0km- Oxford Street Restaurant strip
• 1.9km- North Perth Primary School
• 2.6km- Bob Hawke College

Water Rates- $1,172 p/a approx.
Council Rates- $1,760 p/a approx.
Strata Fees- $1,024 p/q approx.

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