



136 Walter Road East, Bassendean

Comfort, Convenience and Community in Bassendean

Viewing by appointment

Set within a friendly, tightly held pocket of Bassendean on a generous 663sqm block, this well-maintained 2 bedroom, 1 bathroom home offers an exceptional combination of comfort, practicality and lifestyle. Surrounded by beautifully established gardens and enjoying valuable side access to the rear of the property, this is a home that offers both immediate enjoyment and future flexibility.

Inside, you'll find a functional open plan layout flowing seamlessly to a north-facing undercover patio, creating an inviting connection between indoor and outdoor living. A spacious separate living room provides versatility for growing families, those working from home or buyers simply seeking additional space. Recent kitchen updates, comfortable proportions throughout and a warm neighbourhood atmosphere complete the picture, making this a property that will appeal to first home buyers, downsizers, families and investors alike.

Features you'll love

- Generous 663sqm block with valuable side access to the rear of the property, providing flexibility for future projects

2 1 6

FOR SALE

Please Call

AGENTS

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AGENCY

LJ Hooker City Residential
(08) 9325 0700

All information contained therein is gathered from relevant third parties sources.
We cannot guarantee or give any warranty about the information provided.
Interested parties must rely solely on their own enquiries.



- Two well-sized bedrooms plus a large separate living area, ideal as a lounge, home office or potential guest accommodation
- Functional open plan living and dining area with direct access to the outdoor entertaining space
- Recently updated kitchen with new range hood and dishwasher
- Separate laundry for added convenience
- Tandem double garage plus ample additional parking for four additional vehicles or for your caravan, boat and jetski
- North-facing undercover patio overlooking beautifully landscaped, established gardens
- Bore-reticulated gardens, helping to maintain the lush surrounds while keeping water costs down
- Well maintained throughout, offering peace of mind for its next owner
- Provisions for a kitchen/laundry in the garage, providing additional flexibility

Location highlights

- Positioned within a welcoming, community-minded pocket of Bassendean where neighbours still know each other by name
- Convenient access to Morley Galleria, Perth Airport and major transport links
- Nearby public transport options make commuting simple and convenient
- Close to local parks, walking trails and recreational spaces for an active outdoor lifestyle
- Enjoy the unique village atmosphere that makes Bassendean one of Perth's most sought-after established suburbs

Additional information

- Council rates: approx. \$2,031.06 p/a
- Water rates: \$1,122.26 p/a

This well-maintained property offers far more than just a comfortable home. With its beautiful established gardens, valuable side access, generous parking options and genuine sense of community, it presents a lifestyle opportunity that is becoming increasingly difficult to find. Whether you're looking to move straight in, invest or secure a property with future potential, this is one you won't want to miss.

Contact Max Sciacca from LJ Hooker Property Experience to arrange a viewing.

Disclaimer

Some images in this listing have been virtually staged to showcase the potential of the rooms and spaces. The furniture and décor shown in these images are digital representations and are not included in the sale of the property.

We have prepared this listing with the utmost care and attention to detail. Please note that some of the information provided has been gathered from third-party sources, and while we believe it to be accurate, we recommend that you conduct your own personal investigations and satisfy yourself as to the particulars of the property.

MORE DETAILS

Property ID	3W11FGJ
Property Type	House
House Size	142 m2
Land Area	663 m2
Including	Air Conditioning
	Toilets (1)

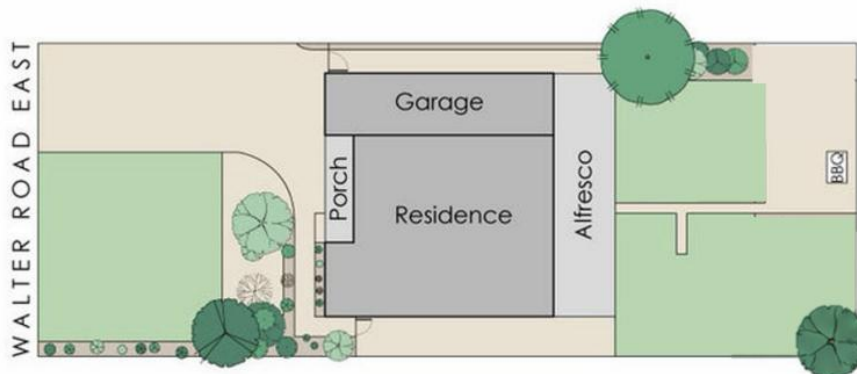
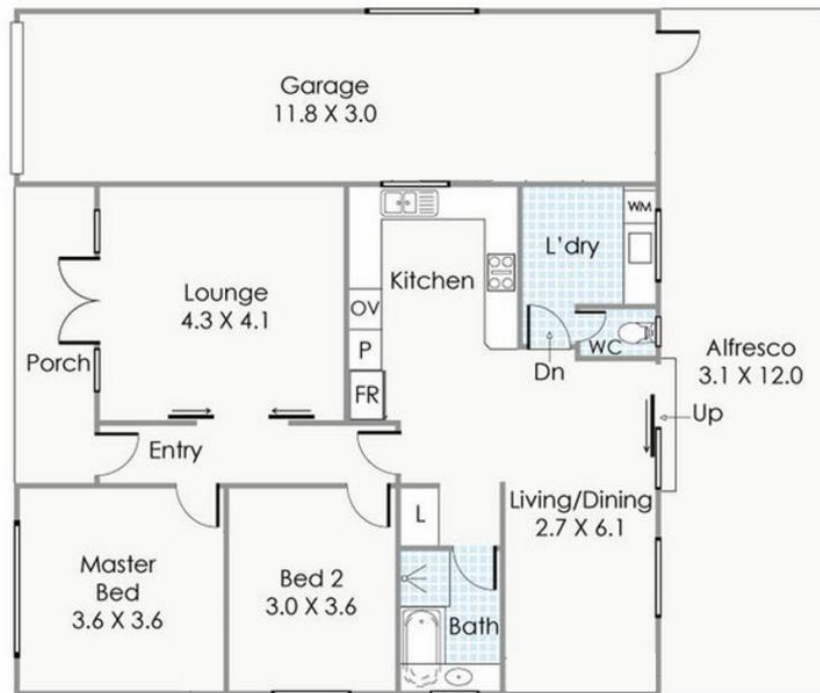
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Approximate Areas

Residence:	99m ²
Garage:	35m ²
Alfresco:	37m ²
Porch:	8m ²

Total Area: 179m²

This floorplan is for illustration purposes only to show the layout of the property. Whilst every effort has been made to ensure the accuracy of this floor plan, all measurements, and any other information shown are an approximate interpretation only. Measurements and total areas do not include or account for wall thickness or roof area under eaves. Cribb Creative will not be held liable or responsible for any error, omission, misrepresentation or use of any information shown on the final floor plan. Not to be used for any other purpose.
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