






5/38 Woodloes Street, Cannington

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Tranquil Living Meets Urban Convenience

Tucked away in a boutique complex of just five, Unit 5 at 38 Woodloes Avenue offers the perfect blend of serenity, space, and strategic location. This 3-bedroom, 2-bathroom villa is a hidden gem for families, downsizers, or savvy investors seeking lifestyle and long-term value.

Step inside to discover a thoughtfully designed layout where the master suite boasts built-in robes and a private ensuite, while bedrooms 2 and 3 offer generous proportions ideal for guests, kids, or a home office. The dual living zones provide flexibility for growing families or those who love to entertain - create a formal lounge, media retreat, or open-plan family hub with ease.

But it's the location that truly sets this home apart. Nestled beside the lush Canning Reserve, you'll enjoy peaceful bushwalks and nature escapes just steps from your door. Prefer retail therapy or dining out? Westfield Carousel is moments away, offering everything from high-end fashion to vibrant eateries. And with Perth CBD just 20 minutes away, your commute or weekend plans are effortlessly streamlined.

More Features you will love!

FOR SALE
From \$599,000

AGENTS

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AGENCY

LJ Hooker Victoria Park | Belmont (WA)
(08) 9473 7777

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.

 **LJ Hooker**

- Freshly Painted
- New Carpets & lights
- Ideal first home or Investment!
- Whisper quiet location, perfect for families
- 207 sqm Block & 99 sqm of internal living

Outgoings:

- Council Rates - Approx \$1800 per annum
- Water Rates - Approx \$1000 per annum
- Strata Levies - \$452 per QTR

TO MAKE AN OFFER OR DOWNLOAD A COPY OF THE CONTRACT PLEASE USE THIS URL

<https://prop.ps/9iWtsfBWu5EQ>

Whether you're starting out, slowing down, or seeking a smart investment, this villa delivers on every front - space, style, and unbeatable positioning.

Don't miss your chance to secure this rare offering in a tightly held pocket of Cannington.

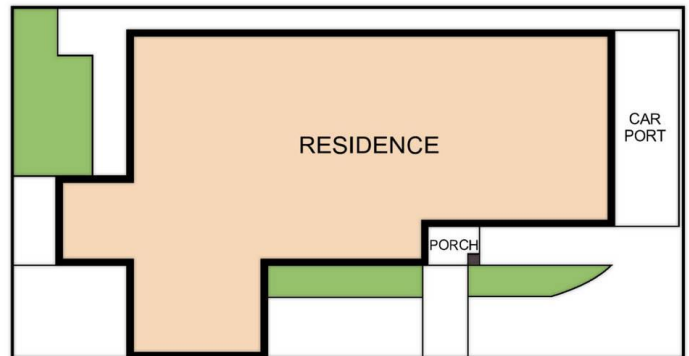
MORE DETAILS

Property ID 5GEQFFB
Property Type Villa

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5/38 Woodloes St, Cannington WA 6107

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here in 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.