



222A Alice Street, Doubleview

## Fully Renovated Living in a Prime Doubleview Location

Privately positioned on a rear block in one of Doubleview's most sought after pockets, this beautifully renovated residence offers the perfect combination of style, comfort and low maintenance living. Showcasing quality finishes throughout, soaring high ceilings and a thoughtfully designed floorplan, this is a home where all the hard work has already been done. Simply move in and enjoy.

The heart of the home is the spacious open plan living and dining area, where high ceilings and an abundance of natural light create an inviting sense of space. Flowing effortlessly to the outdoor entertaining area, the beautifully renovated kitchen features quality appliances, generous bench space and ample storage, making it equally suited to everyday living and entertaining.

Offering three generous bedrooms and two stylishly renovated bathrooms, the home has been transformed to provide modern comfort while maintaining a warm and welcoming feel. Every update has been carefully considered, delivering a home that is both practical and beautifully presented from front to back.

With easy care outdoor spaces and a private rear position, you'll

3 2 2

### FOR SALE

Offers from \$1.29 Million

### VIEW

Sat 25th Jul @ 10:00AM - 10:30AM

### AGENTS

Kalin Lane  
0487 047 359  
klane.subiaco@ljhooker.com.au

Kira Willis  
0424 339 905  
kwillis.subiaco@ljhooker.com.au

### AGENCY

LJ Hooker Subiaco  
(08) 9382 3959

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.



spend less time maintaining your property and more time enjoying everything Doubleview has to offer. Located just minutes from Scarborough Beach, Karrinyup Shopping Centre, local cafés, parks, schools and public transport, this exceptional home combines contemporary living with an unbeatable lifestyle.

#### FEATURES

- Fully renovated three bedroom, two bathroom home
- Privately positioned on a rear block
- Soaring high ceilings
- Spacious open plan living and dining area
- Stunning renovated kitchen with quality appliances and ample storage
- Two beautifully renovated bathrooms
- Light filled interiors
- Low maintenance outdoor areas
- Lock and leave lifestyle
- Move in ready with nothing more to do

#### LOCATION

- Minutes from Scarborough Beach and its vibrant beachfront precinct
- " Close to Karrinyup Shopping Centre
- " Walking distance to local cafés, parks and everyday amenities
- Convenient access to public transport
- Close to quality schools and recreational facilities
- Easy access to the Perth CBD

#### TITLE DETAILS

- Lot 2 on Strata Plan S042889
- Volume 2548 Folio 200
- Built: 2003
- Council: City of Stirling

#### RENTAL ESTIMATE

Estimated rental return of approximately \$1,100 per week

For more information or to arrange a viewing, contact Kalin or Kira today.

#### DISCLAIMER

This information is provided for general information purposes only and is based on information supplied by third parties including the seller and relevant authorities. While believed to be accurate, interested parties should rely on their own enquiries.

## MORE DETAILS

|               |                    |
|---------------|--------------------|
| Property ID   | 8J0HNF             |
| Property Type | House              |
| House Size    | 115 m2             |
| Land Area     | 357 m2             |
| Including     | Ensuite            |
|               | Air Conditioning   |
|               | Built-in-Robes     |
|               | Close to Schools   |
|               | Close to Shops     |
|               | Close to Transport |
|               | Liveability        |
|               | Window Treatments  |

**Kalin Lane 0487 047 359**

Sales Associate | [klane.subiaco@ljhooker.com.au](mailto:klane.subiaco@ljhooker.com.au)

**Kira Willis 0424 339 905**

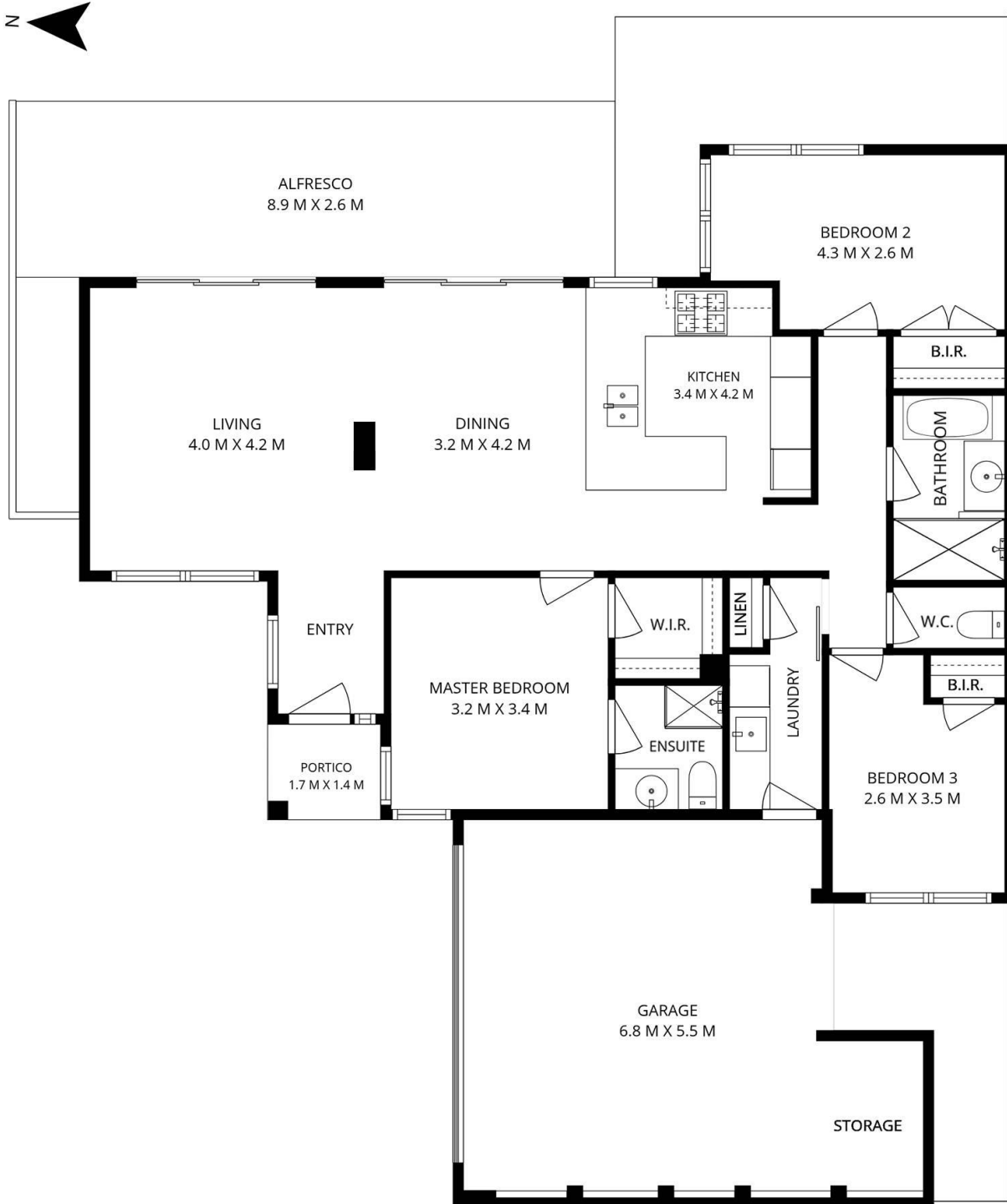
Sales Associate | [kwillis.subiaco@ljhooker.com.au](mailto:kwillis.subiaco@ljhooker.com.au)

**LJ Hooker Subiaco (08) 9382 3959**

133 Rokeby Road, SUBIACO WA 6008

[subiaco.ljhooker.com.au](mailto:subiaco.ljhooker.com.au) | [subiaco@ljhooker.com.au](mailto:subiaco@ljhooker.com.au)





*Approximate Areas*

|                |                   |
|----------------|-------------------|
| Internal Area  | 115m <sup>2</sup> |
| Alfresco       | 23m <sup>2</sup>  |
| Garage         | 33m <sup>2</sup>  |
| Total Lot Size | 357m <sup>2</sup> |



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This floor plan is for illustrative purposes only. While every effort has been made to provide an accurate representation, all measurements & other information are approximation only.

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