



Highgate, 1/386 Stirling Street

Unique One Bedroom Townhouse!

Discover dynamic urban living in this beautifully designed two-storey townhouse, located in the secure and sought-after heart of Highgate. Perfectly positioned within a well-maintained complex, this 104sqm, one-bedroom residence plus study, is a haven of contemporary style, smart space usage, and easy-care convenience.

Step inside to an inviting living area that feels both spacious and cozy, thanks to the warmth of bamboo flooring and soaring ceilings, with highlight windows flooding the space with natural light. The open-plan layout flows effortlessly into the well-equipped kitchen, boasting ample storage, a stainless steel electric oven, a 4-burner gas cooktop, and a sleek tile splashback. The living area extends out to a charming courtyard, perfect for alfresco relaxation or entertaining.

Upstairs, a versatile retreat space provides an ideal work-from-home setup or a second living area for peaceful enjoyment. The master bedroom offers an elegant escape, with a



For Sale
Under Offer

View
ljhooker.com.au/3R6UFGJ

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LJ Hooker City Residential
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free-flowing design, raked ceilings, and large windows that let in abundant natural light.

A private balcony and a built-in robe enhance this tranquil space, while the ensuite bathroom combines functionality with style, featuring glass block windows for added privacy and light.

Additional highlights include a hidden European-style laundry, plush carpeting to the stairs and upper levels, split system air conditioning to both the living area and bedroom. This townhouse offers the perfect blend of low-maintenance living and vibrant city convenience.

With local favorites like The Queens, Mary Street Bakery, Si Paradiso, and the serene Hyde Park just a short stroll away, and quick access to the City or Airport, this property offers a lifestyle of ease and enjoyment.

Features Include:

- Separate upstairs study area
- Open plan living, dining & kitchen areas
- Two-storey townhouse
- Bamboo flooring to the downstairs
- Newly carpeted upstairs
- Newly painted throughout
- Well-equipped kitchen with quality appliances
- Gas cook-top
- Mezzanine retreat perfect for an at home office or extra living space
- Spacious bedroom with built-in-robos
- Balcony access from the bedroom
- Ensuite with shower, toilet & vanity
- European-style laundry
- Secure, well-maintained complex
- Secure carport with roller door

Points of Interest (all distances approximate):

600m to Highgate Primary School

2.0kms to Mount Lawley Station

2.2kms to Perth CBD

2.4kms to Mercedes College

3.0kms to Mount Lawley Senior High School

3.9kms to Trinity College

3.8kms to ECU Mount Lawley Campus

Rates & Dimensions:

- Council Rates: \$1,704.78 p.a.
- Water Rates: \$1,199.83 p.a.
- Strata Admin: \$346.15 p/qtr
- Strata Reserve: \$193.90 p/qtr
- Residence Area: 63sqm
- Total Area: 104sqm



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More About this Property

Property ID	3R6UFGJ
Property Type	Townhouse
House Size	104 m ²

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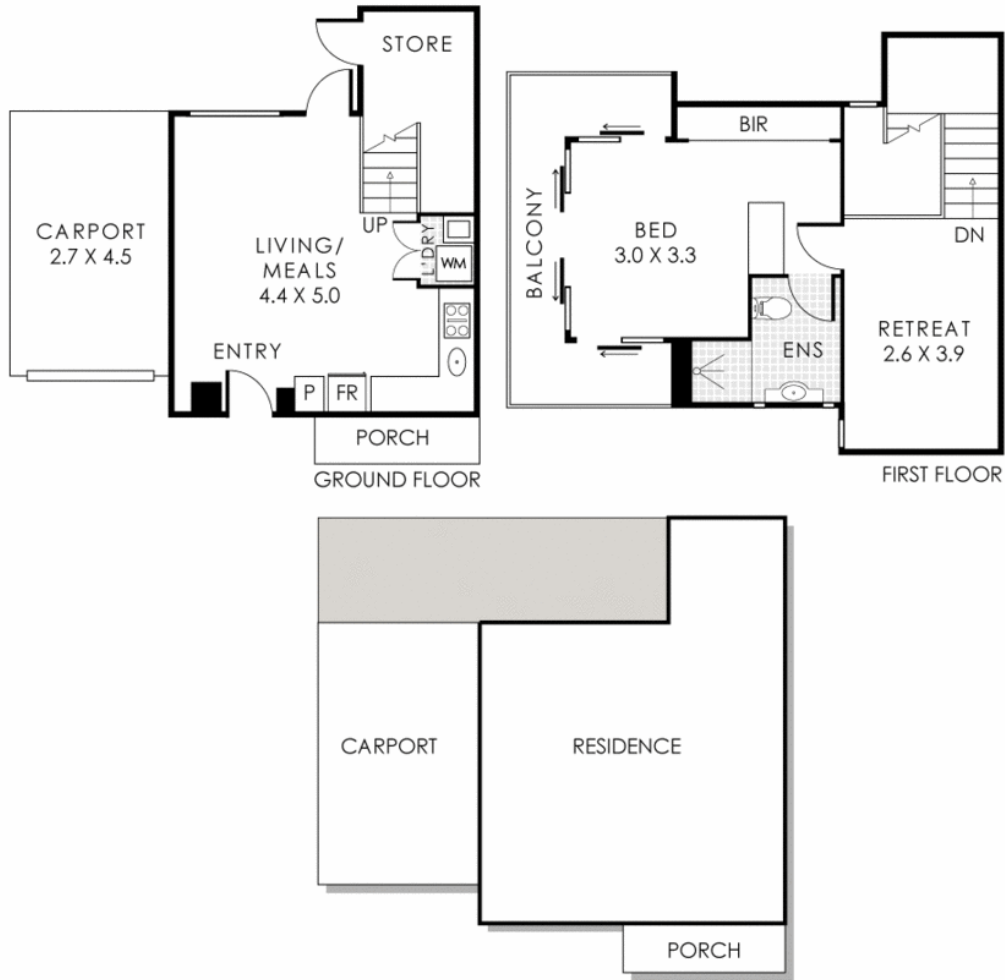
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Residence 63m² | Carport 16m² | Store 2m² | Balcony 8m² | Porch 2m²

Total Area 91m² | Total Lot Size 104m²



This floorplan is for illustrative 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 of approximate interpretation only. Measurements and floor areas do not include or account for wall thickness or roof overhangs. C/O Creative will not be held liable or responsible for any errors, omissions, misrepresentation or use of any information shown on the floor plan. Not to be used for any other purpose. www.ljhooker.com.au