

## Orelia, 7/10 Prescott place

ANOTHER PROPERTY SOLD BY ROY BARRACLOUGH  
0424 617 370

Roy from LJ Hooker Kwinana is proud to present this immaculate three Bedroom one bathroom ground floor family Unit,

located a short drive away from Kwinana Shopping Centre.

This Unit is suitable for a family or your first home or investment and situated in a PERFECT location! Over Looking Orelia Park - Oval, this could be the ideal place for you and your family

Currently leased on a periodic lease agreement.

### IDEAL LOCATION!

- A short Drive to Kwinana or Wellard train Station and only 30-minute Approx. train ride to Perth CBD or Mandurah

- Quick access to the Kwinana Freeway.



**Disclaimer:** 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.



**For Sale**  
Please Call

**View**  
[ljhooker.com.au/1JZKGQ5](http://ljhooker.com.au/1JZKGQ5)

**Contact**  
**Roy Barraclough**  
0424 617 370  
[roy@ljhkwinana.com.au](mailto:roy@ljhkwinana.com.au)

**LJ Hooker Kwinana**  
**(08) 9439 3333**

- a short drive to Kwinana Shopping Centre that offers Coles - Woolworths, Pharmacy, Big W & a variety of other shops & cafes also The Kwinana Local Bar & Restaurant , and lovely parks are within walking distance or a short drive and is located close to lovely bushland and walking trails.

- 15-20 minute drive brings you to several major shopping precincts
- Walk to Local Schools - Gilmore College is 0.29km - Orelia Primary School is 0.34km Other schools, including Peter Carney Anglican School & Peter Carney Anglican Community School
- Short drive to the Kwinana beach also parks, BBQ areas, play grounds and Henley bushland offers multiple walking trails,

**Property Features include:**

- Master Bedrooms with built in robes
- 2 & 3 Bedrooms with built in robes
- Open plan lounge /dining / Kitchen with wall mounted air conditioning
- Bathroom / Laundry - combined (wet room)
- Private rear Garden.
- On a Well Maintained Complex Next to Orelia park
- 1 Parking & storage unit.
- with a common swimming-pool and barbecue/picnic are for residents to enjoy,
- Also a securely gated entry into the complex affords everybody some extra privacy and overall peace of mind.

For more details or to arrange a viewing, please call or email Roy Barraclough today on 0424 617 370 Call today for a private viewing or attend one of our open days

**PROPERTY INFORMATION**

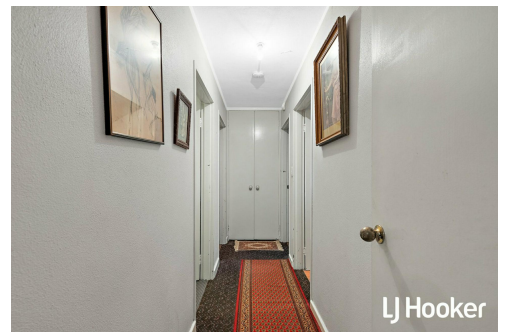
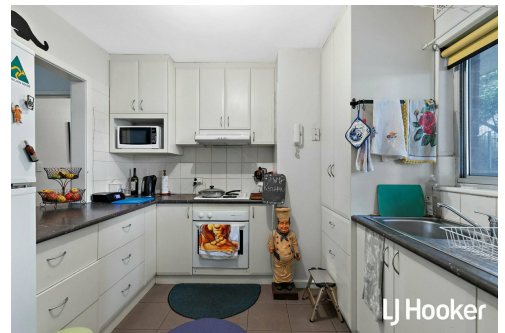
- Council Rates: \$1,891.00 approx
- Water Rates: \$ 790. approx
- Strata Rates: \$ 1,650 per quarter
- Property Size: 82m2
- Year Built: 1971
- Zoning: Unit

**More About this Property**

<b>Property ID</b>	1JZKGQ5
<b>Property Type</b>	Unit
<b>Including</b>	Toilets (1)

**Roy Barraclough 0424 617 370**  
Sales Consultant | roy@ljhkwinana.com.au

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