



Wembley, 50/99 Herdsman Parade

UNDER OFFER - FIRST HOME OPEN! Lake, ground level apartment, swimming pool!



For Sale
UNDER OFFER BY MARIE

View
ljhooker.com.au/7SMHNF

Contact
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So close to everything this great suburb of Wembley has on offer!

Ground level apartment located in a secure and safe gated complex with well-lit carparks. Herdsman Lake with ECO friendly parklands for enjoyment with family and friends with Herdsman Shopping and medical centre 5 mins walk to . Bicycle track around the lake or walks with the friend and pet/s.

Kindergarten and Primary school 5mins walk away
Churchlands primary and Secondary school available
Floreat and Churchlands borders

City beach and Scarborough beach short drive away with Osborne Park and Innaloo
Commercial and homemaker centre just there.

Nestled on the border of Subiaco, West Leederville and Leederville with cafes, restaurants and business centre.

Easy access to Mitchell freeway entry to North and South with Perth CBD and Northbridge



LJ Hooker Subiaco
(08) 9382 3959

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.

10mins drive.

This apartment is available to as your first home entry into the Perth market or as investment opportunity.

Features:

- Ground level apartment - quiet East facing (cool in summer)
- End apartment with only one adjoining wall
- Swimming pool in an enclosed gated complex

Outgoings:

- Council rates: \$1544.37 per annum
- Water rates: \$884.33 per annum
- Strata fees: \$570.80 per quarter
- Reserve levy: \$114.00 per quarter

For private viewing call Marie du Puy on 0403 310 155

More About this Property

Property ID	7SMHNF
Property Type	Apartment
Land Area	45 m ²
Including	Ensuite Toilets (1) Built-in-Robes Area Views Car Parking - Surface Close to Schools Close to Shops Close to Transport

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