



Wembley, 54/1 Herdsman Parade

LOCATION.. LOCATIONBUS.. LAKE and PARK ..
ENJOY!

RENOVATED APARTMENT - As you walk through the front door you are greeted with the easy to maintain wood look flooring to the living areas and kitchen. The living area offers space to set up your couch as well as your dining table just off the kitchen, perfect to sit down for dinner . The kitchen with a large wrap around benchtop and island bench allowing a generous space to prep your meals with a gas stovetop and electric oven.

There is plenty of cupboard space to store away kitchen appliances, separate kitchen pantry is an added bonus. Your own private balcony extending of the living area is a place to enjoy the afternoon sunset and lake breezes. Or a study area.

The main bedroom is of a generous size and with built-in robe of hanging space. Ceiling fan/light.

Secondary bedroom is of good size with a built-in robe. The bathroom with large shower, vanity and WC with exhaust fan. Space for your washing machine connection with



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
Expressions of interest

View
ljhooker.com.au/7UXHNF

Contact
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cupboards.

The complex also features a communal pool which is great bonus when the Summer heats up.

Fantastic location close to public transport with easy access to Glendalough station and bus stop outside the front of the complex. Herdsman Lake, IGA, popular local cafe for Vegan food and refreshments and card operated Laundromat all within a five-minute walk.

Wembley has all on offer for every one from the first home buyers to investors, the young families with Wembley Primary school walk to and Churchlands primary and secondary school down the road.

Short distance to Innaloo shopping centre with innaloo cinema events.

Leederville close by with cafes, restaurants, Leederville hotel and small bars set up.

City beach and Scarborough beach on your door step for those sunsets and sunrises with parks for family enjoyment.

Easy access to Mitchell freeway with North and South entry.

Your own bus stop on Herdsman Parade into Perth and surrounding suburbs.

Wembley is a sought after location with a lots on offer!

Outgoings:

Council rates: \$1597.35 PER annum

Water rates: \$1025.82 per annum

Strata fees: \$545.85 per quarter

Reserve levy: \$100.00 per quarter

Viewings by home open or private viewing call Marie du Puy on 0403 310 155

More About this Property

Property ID	7UXHNF
Property Type	Apartment
Land Area	61 m2
Including	Ensuite Air Conditioning Toilets (1) Built-in-Robes Car Parking - Surface Close to Schools Close to Shops Close to Transport Exhaust

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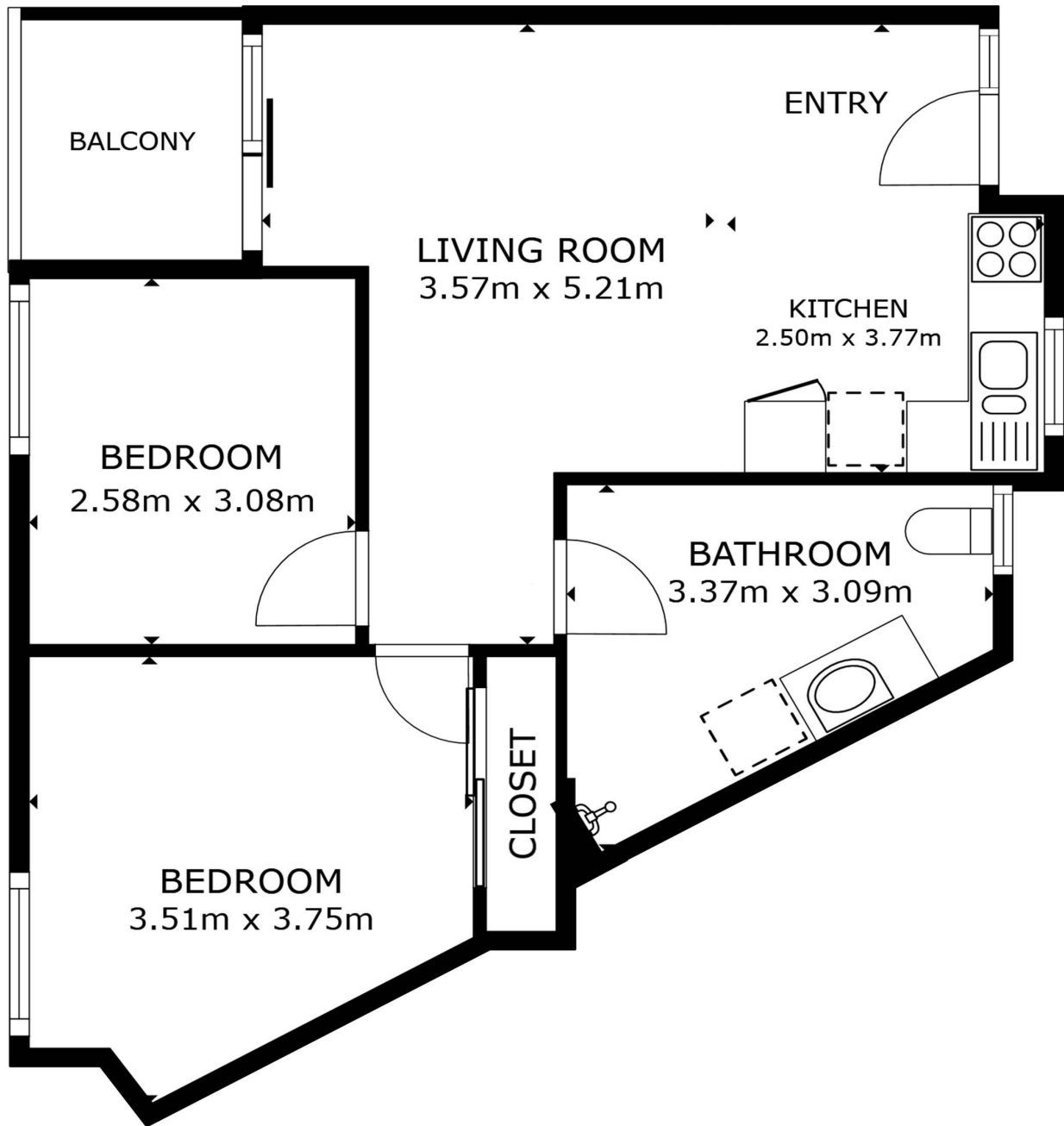
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Not to scale • All measurements are approximate • Drawn for presentation purposes only



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