






24/237 Cambridge Street, Wembley

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Low-Maintenance Living in the Heart of Wembley

Perfectly positioned on the top floor of a secure, well-maintained complex, this light-filled two-bedroom apartment is a standout opportunity for investors, first home buyers, and downsizers alike. With a tenant already in place and strong rental return, it also presents a ready-made investment in a high-demand area. Enjoy the best of Wembley living, with a wide range of amenities, transport options and lifestyle attractions all just moments away.

Property Features:

- Two well-proportioned bedrooms, both with built-in robes
- Open-plan living and dining with great natural light
- Functional kitchen with ample storage
- Bathroom with combined laundry for added convenience
- Private balcony with a leafy outlook
- Secure undercover car bay
- Access to a resort-style communal swimming pool

Investment Details:

- Currently leased at \$500 per week
- Tenancy in place until 19th August 2025
- Ideal for immediate returns with long-term growth potential

FOR SALE

Offers from \$490k

AGENTS

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AGENCY

LJ Hooker Subiaco

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 **LJ Hooker**

Location Highlights:

- Public transport at your doorstep - approx. 15 minutes to Perth CBD
- " 500m to local cafés and dining including Pearfect Pantry
- 600m to Henderson Park, 1.2km to Lake Monger
- 1.5km to Floreat Forum, 3km to Subiaco shopping and dining precinct
- 1.2km to Wembley Primary School, 3.5km to Bob Hawke College
- 2km to St John of God Subiaco Hospital
- Easy access to Mitchell Freeway and just 6km to Perth CBD

Make It Yours

Whether you're looking for a solid investment with excellent returns, an easy-care first home, or a lock-and-leave downsizer in a top location, this Wembley gem ticks all the boxes.

Outgoings:

- Water Rates: \$1,014.54 p.a.
- Council Rates: \$1,354.67 p.a.
- Strata Levies: \$613.3 p.q. + Reserve: \$150.00 p.q.

DISCLAIMER: This information is provided for general information purposes only and is based on information provided by third parties including the Seller and relevant local authorities and may be subject to change. No warranty or representation is made as to its accuracy and interested parties should place no reliance on it and should make their own independent enquiries.

MORE DETAILS

Property ID	7ZNHNF
Property Type	Unit
House Size	64 m2
Land Area	64 m2
Including	Air Conditioning Built-in-Robes Area Views Car Parking - Surface Carpeted Close to Schools Close to Shops Close to Transport

Mark Stanhope 0417 088 467

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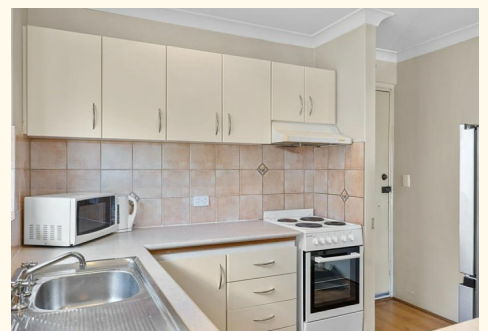
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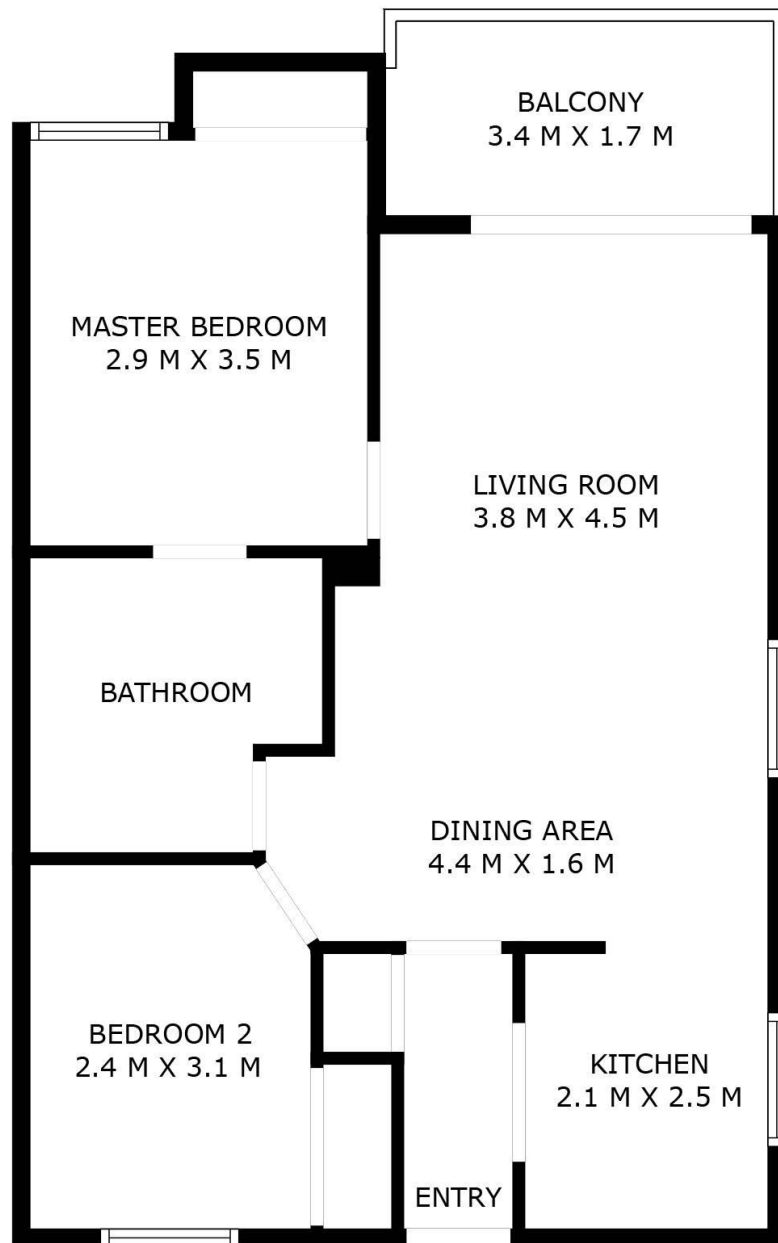
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Approximate Areas

Internal Area 59m²
Balcony 6m²



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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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www.perthrealestaemedia.com



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