

**1/469 Canning Highway, Melville, WA 6156**

**Sold Villa**

Friday, 25 August 2023

1/469 Canning Highway, Melville, WA 6156

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 3**

**Area: 99 m2**

**Type: Villa**



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**\$685,000**

Nestled high on the hill along Canning Highway in the prestigious suburb of Melville, this exquisite 3-bedroom, 2-bathroom villa offers a luxurious and serene living experience. With its prime location, easy access to Fremantle, and proximity to a myriad of amenities, this is an opportunity not to be missed!

**Key Features:** 3 spacious bedrooms for your comfort and privacy 2 modern and stylish bathrooms for your convenience Breathtaking hilltop views with glimpses of the Swan River & City Well-appointed kitchen with sleek finishes and ample storage Open-plan living and dining area, perfect for entertaining guests Close proximity to the Swan River for scenic walks and outdoor activities Conveniently located near shops, ensuring everyday necessities are within reach Vibrant cafes and eateries in the vicinity, catering to your dining desires With easy access to Fremantle, you can enjoy the best of both worlds. Spend weekends exploring the vibrant Fremantle markets, soaking up the sun at pristine beaches, or indulging in the rich historical and cultural heritage of the area. Whether you prefer to relax at home and enjoy the breathtaking hilltop views and river glimpses or venture out to nearby parklands and the Swan River, this villa offers an unparalleled lifestyle in a sought-after location.

Estimated current : Rates \$1548.06 Water \$1041.54 p/a Strata levy \$670 p/q

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