

**2/196 Railway Parade, West Leederville, WA 6007**



**Unit For Sale**

Wednesday, 8 May 2024

2/196 Railway Parade, West Leederville, WA 6007

**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 1**

**Type: Unit**



James Yeoman

0400900622

**\$485,000**

Nestled in the vibrant neighborhood of West Leederville, this delightful ground floor apartment offers more than just a comfortable living space – it presents a lifestyle of convenience and enjoyment. In addition to its 2 bedrooms and inviting living room opening onto a private courtyard, this home places you within a stone's throw of some of the area's best amenities. Start your day right with a short stroll to Hysin Cafe or Mary Street Cafe, where you can savor delicious coffee and breakfast options. Looking for a place to unwind after a long day? You're just an easy walk away from Besk, where you can enjoy a delightful evening meal or a drink with friends. Inside, you'll find modern comforts including reverse cycle air conditioning in the living room, ensuring year-round comfort. The kitchen and bathroom have been tastefully updated, offering a contemporary feel to your living space. Convenience is key with undercover parking included, making trips to and from your vehicle hassle-free. With West Leederville train station just a short walk away, commuting is a breeze. Plus, you're only minutes away from Coles for all your grocery needs and the bus stop on Cambridge Street provides easy access to the city. With all these fantastic options just minutes from your doorstep, this apartment offers not just a place to live, but a community to be a part of. Contact us today to experience the lifestyle that awaits you in West Leederville! Property Code: 1530