

# 31/75 Herdsman Parade, Wembley, WA 6014



## Unit For Sale

Wednesday, 17 April 2024

31/75 Herdsman Parade, Wembley, WA 6014

**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 1**

**Area: 64 m2**

**Type: Unit**



Christos Tsokos  
0894893401



Anthony Tsokos  
0439914713

## Mid to High \$200's

First home buyers and astute investors, take note, this property ticks all boxes! Location, lifestyle & low maintenance! Have a rest; you don't need to look any further. This two bedroom, one bathroom apartment is located within a well-maintained complex, and offers a functional layout, with bright, natural lighting & a sense of peace & tranquillity upon entering the space. A few features:

- Bright kitchen with ample storage
- Two well-sized bedrooms
- Private balcony with leafy outlook
- Freshly painted & new air-conditioner
- Combined bathroom & laundry
- Single allocated car bay

Outgoings Water Rates \$943 per annum Council Rates \$1,476 per annum Strata Levies \$810 per quarter

The local community describes Wembley as a brilliant, green and leafy neighbourhood, and we couldn't agree more! With Herdsman Lake Reserve as your backyard, Perth CBD just a 10 minute drive away, public transport and local cafes within walking distance, you'll be hard-pressed to find a better location! For further information and to arrange an inspection, call Christos on 0407772878 Please note the property is sold unfurnished, furniture for staging purposes only. Disclaimer - Whilst every care has been taken in the preparation of this advertisement, all information supplied by the seller and the seller's agent is provided in good faith. Prospective purchasers are encouraged to make their own enquiries to satisfy themselves on all pertinent matters.