

**4A Alexander Street, Wembley, WA 6014**



**Sold House**

Wednesday, 18 October 2023

4A Alexander Street, Wembley, WA 6014

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 1**

**Area: 453 m2**

**Type: House**



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**\$1,205,000**

What we levels the delightful street-front charm and character that pervade this flexible and versatile original 1935 4 bedroom 2 bathroom home, nestled in an ultra-convenient Wembley location and close to where all of the action is. The vibrant Cambridge Street food, coffee and shopping precinct is only footsteps away from your front door, with public transport, the freeway, picturesque Lake Monger, beautiful Herdsman Lake, the Perth CBD and even City Beach all just a few minutes away themselves. Don't forget about the easy access to shopping and the surrounding entertainment hubs of Subiaco, West Leederville, Leederville, Mount Hawthorn, North Perth, Mount Lawley, Highgate and even Northbridge. The property is also perched within the sought-after catchment zones for both Wembley Primary School and Bob Hawke College. Single and driveway gates secure the spacious paved entry courtyard that doubles as an additional parking area, if need be. The front sunroom entrance makes an instant first impression and is the perfect place to relax and unwind whilst watching the world go by, whilst the open-plan living, dining and kitchen area is where most of your casual time will be spent, in the centre of the house. A spacious front second bedroom can easily be converted into another lounge room if need be, with direct access into the study-come-home office via gorgeous double French doors. At the rear, a lovely paved entertaining courtyard is both private and protected, overlooking the sunken backyard where there is plenty of shade, paving and courtyard space for sitting and quiet contemplation, as well as a pleasant lemon tree in the garden to top it all off. What to know High ceilings, solid wooden floorboards, decorative ceiling cornices and timber door frames and skirting boards are commonplace throughout, with the large office also flowing into the home's comfortable main living space. There, you will find split-system air-conditioning, a gas bayonet for heating, a tiled kitchen floor, a breakfast bar, double sinks, a step-in corner pantry, a Linea range hood, a stainless-steel gas cooktop, a Europa oven and a sleek white Dishlex dishwasher. The second bedroom (or lounge) looks out to the front garden, whilst a huge master suite plays host to mirrored built-in wardrobes, a bonus linen/storage cupboard and an intimate ensuite bathroom with a shower, toilet, vanity and under-bench storage. The third and fourth bedrooms at the back of the floor plan have new carpets, full-height built-in robes and are both of generous proportions. Extras include character panelling to the front windows and door pane, double doors from the living space leading out to the backyard, a light and bright main family bathroom with a shower, separate bathtub, vanity and second toilet, a separate lockable external laundry with under-bench storage and a powered storeroom area, a front security door, an instantaneous gas hot-water system, low-maintenance gardens, a remote-controlled single lock-up carport (with tandem drive-through access for 1-2 extra vehicles to park down the side of the property) and plentiful street-parking options for your guests and visitors to utilise. Timeless elegance awaits you here, as you begin to embrace the past with both the present and the future also firmly at the forefront of your thinking. Who to talk to To find out more about this property, you can contact agents Sean and Jenny Hughes on 0426 217 676 or Oliver Hess on 0478 844 311, or by email at [hughesgroup@realmark.com.au](mailto:hughesgroup@realmark.com.au). Main features- 4 bedrooms, 2 bathrooms- Double brick 1935 original federation character home- Large open-plan living/dining/kitchen area- Home office- Versatile 2nd bedroom or 2nd lounge room – you choose- Spacious paved entry courtyard- Private rear entertaining courtyard- Split-system air-conditioning- Secure single lock-up carport, with drive-through access for extra parking- 452sqm (approx.) street-front block