

# 21 Hyde Street, Mount Lawley, WA 6050



## House For Sale

Wednesday, 10 July 2024

21 Hyde Street, Mount Lawley, WA 6050

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Area: 354 m2**

**Type: House**



Nadija Begovich  
0417903990



Dan Broad  
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## Expressions of Interest

The Perth Property Co. is excited to present 21 Hyde Street, Mount Lawley. A modern and secluded Mount Lawley treasure, this three bedroom, two bathroom family home sits on a tidy 354sqm holding that is just a stroll from the evergreen Hyde Park, is close to the City and is delicately poised between both the Mount Lawley and North Perth retail hubs. Offering great accommodation for families, first-time buyers and investors alike, and with multiple living zones and the City centre only 2.3kms away, it is welcoming, convenient and a great place to call home. A substantial family space greets you upon entry which is imbued with a calming ambiance and warmth that radiates from the on trend neutrally toned décor and polished concrete floors that range throughout the home. To the left of the entrance is a good-sized living room that features double glass sliding doors to the front decked entertaining area. Alongside is a nice space for dining and the handy kitchen. The kitchen is a modern delight with stone benchtops and splash-back, crisp white cabinetry, ilve 900mm freestanding oven with gas cooktop, rangehood, and dishwasher. Moving down the hall and there is a laundry with good built-in storage and bathroom one, which provides a big shower recess, basin, and WC. Nearby is a study/activity space with bespoke shelving. The hall leads you onto discover the family room with soaring cathedral ceilings. Off the family room is found three good-sized bedrooms. Bedroom two has built-in robes and bedroom three offers RC air-conditioning. A large private master suite with built-in robes and magnificent ensuite is located towards the rear of the home. The convenience of this home includes four RC air-conditioning units in the living room, family room, master suite and bedroom three, plus there are modern downlights, discrete window dressings including some automated blinds, alarm system, splendid concrete floors throughout, and the benefit of multiple living areas. Externally, there is a covered front entranceway, decked entertaining area, rear courtyard with decked area, mature fruit and olive trees, reticulated gardens and double garage off a rear ROW. Private and plentiful, and situated so close to Hyde Park, popular Café strips, and the City, this home is a genuine treasure that is worth making time to view. Call Nadija 0417 903 990 or Dan 0422 422 216 to find out more. Other Information: Built 1971 Size 354sqm Water rates \$1,505.81 Council Rates \$2,364.87 Approximate Distances: Hyde Park 500m Chu Bakery 700m Mount Lawley Hub 700m North Perth Primary 800m Mt Lawley High 1.5km Perth CBD 2.3km Disclaimer: The information provided in this advertisement is for general information purposes only and is based on information provided by the Seller and may be subject to change. School zones may also change. No warranty or representation is made by the agency as to the accuracy of the above information (including school zoning) and interested parties should make their own independent enquiries.