

**26/54 Hertha Road, Innaloo, WA 6018**

**Villa For Sale**

Friday, 12 July 2024

26/54 Hertha Road, Innaloo, WA 6018

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 1**

**Area: 243 m2**

**Type: Villa**



Daniel Poiani

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## EDS: Suits Buyers in the \$600k's

Perfect for first home buyers, young families, downsizers, and investors alike, this charming home at 26/54 Hertha Road, Innaloo, offers a blend of comfort, convenience, and lifestyle in a vibrant and well-connected neighborhood. Situated within a group villas on a 243sqm block and boasting three bedrooms, one bathroom, practical living spaces and a generous backyard, enjoy a low-maintenance home and a lock-and-leave lifestyle with comfortable living. Step into the main living room, a bright and cozy space with a front window offering plenty of natural light and timber-look flooring throughout. The central kitchen is the heart of the home, with its wrap-around design, wood cabinetry with ample storage, generous pantry, stainless-steel sink and a freestanding oven and cooktop. The adjacent dining room has sliding door access to the courtyard, making indoor-outdoor dining a breeze. Outside, the brick-paved alfresco and patio are surrounded by gardens, trees, and a grassed area, creating a perfect setting for outdoor entertaining and activities. Additional features include a storage shed and an external store room, providing plenty of space for all your needs. Retire to the well-sized master bedroom, complete with carpet flooring, triple built-in robes, and access to the semi-ensuite bathroom including a separate bathtub, tiled shower, and vanity unit. Bedrooms two and three feature cozy carpet flooring, light-filled windows, and convenient robe storage, making them perfect for guest rooms, children's bedrooms, or a home office. Other property features include, but not limited to:

- Block size: 243sqm
- Building size: 119sqm
- Single garage with roller door access
- Visitor parking bays available
- Tiled laundry with ample space for washer/dryer and convenient outdoor access
- Separate WC
- Additional linen cupboard storage

Positioned in the vibrant suburb of Innaloo, enjoy an array of lifestyle amenities and conveniences right at your doorstep! Location highlights include:

- 450m to Fryer Park & 550m to Geneff Street Playground
- 1.4km to Morris Place Shopping Centre
- 1.4km to Yuluma Park & Innaloo Sportsmen Club
- 2.3km to Westfield Innaloo Shopping Centre & Innaloo Megacentre
- 2.8km to Event Cinemas Innaloo
- 2.8km to Lake Gwelup Reserve and surrounding walking trails
- 3.3km to Karrinyup Shopping Centre & Dining/Entertainment Precinct
- 5.3km to Scarborough Beach & Esplanade strip with cafes, restaurants & bars

Local schooling includes: Yuluma Primary School, St Dominic's Primary School, Newborough Primary, Hale School, Churchlands Senior High School, St Mary's Anglican Girls School and More!

Don't miss out on the chance to experience charming and low-maintenance living. For more information and inspection times, please contact Daniel Poiani at 0479 057 297 or via email at [danielp@daveyrealstate.com.au](mailto:danielp@daveyrealstate.com.au)

Disclaimer - Whilst every care has been taken in the preparation of this advertisement and the approximate outgoings, 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.