

**14 Galwey St, Leederville, WA, 6007**



**House For Sale**

Thursday, 28 November 2024

14 Galwey St, Leederville, WA, 6007

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Type: House**



Mary Tan  
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## Live the Leederville Lifestyle

Auction onsite Saturday 14 December at 10:30am (Unless sold prior)

This simply stunning three or four bedroom, two-bathroom home is sure to impress. Ideally situated between Loftus and Oxford Streets, it offers the perfect blend of convenience and charm, with everything you need just a short walk away. Step inside to a welcoming hallway with polished timber floors leading to a spacious, open-plan kitchen, dining, and lounge area ideal for both entertaining and relaxing. Double doors open to a private rear patio, perfect for outdoor living.

The modern kitchen features DeLonghi appliances, while the property also boasts double undercover parking, a fully reticulated low-maintenance garden, and is wired for Foxtel. Enjoy year-round comfort with reverse cycle air-conditioning, ceiling fans, and a serene location on a quiet street.

Nearby attractions include the popular Oxford Street, known for its vibrant cafes, shops, and entertainment venues, as well as Loftus Street's lush parks, green spaces, Beatty Park Leisure Centre and Leederville Oval. You'll also be close to public transport, providing easy access to the city and surrounding areas.

Local schools include West Leederville Primary, Aranmore College, Bob Hawke College and Perth Modern School

### Auction Terms

Deposit: \$50,000 on the fall of the hammer

Settlement: 30/45 or 60 days at the buyers nomination

### Outgoings

Council Rates: Approx \$2,051 per annum

Water Rates: Approx \$1,364 per annum

### Disclaimer:

The particulars of this listing have been prepared for advertising and marketing purposes only. We have made every effort to ensure the information is reliable and accurate, however, clients must carry out their own independent due diligence to ensure the information provided is correct and meets their expectations.