

**31 Selby Street, Daglish, WA, 6008**

**DUET**

**House For Sale**

Tuesday, 26 November 2024

31 Selby Street, Daglish, WA, 6008

**Bedrooms: 2**

**Bathrooms: 1**

**Parkings: 1**

**Type: House**



Craig Gaspar  
0862447860

## **SNEAK PREVIEW SATURDAY 30th – CONTACT AGENTS FOR DETAILS**

### **THE FEATURES YOU WILL LOVE**

Enjoy all the convenience and vibrancy Daglish has to offer, with this fantastic entry into a coveted locale! Refreshed from top to bottom, the practical floorplan is complemented by the home's expansive backyard – there is plenty of room for those Summer cricket pitches and funky monkey bars. Offering two generous bedrooms, 31 Selby provides the perfect platform to enjoy the suburb's world-class amenities, with the proposition of being a long-term plan for a young family. Set on a single level, the home is also a fantastic downsizer, as well as an astute investment. With room to add your personal touch, this home is the perfect next step in your property journey!

### **THE LIFESTYLE YOU WILL LIVE**

Located walking distance to a myriad of parks and reserves and with proximity to Subi and Jolimont, this location gives you unparalleled access to this lively location. Enjoy twilight walks around the dog park, or one of the many cafes and restaurants close by. Convenient access to buses, the train station train, hospitals and shops mean you are never far away from the action. Located within the Jolimont Primary and Shenton College catchment, the kids can walk to primary school without having to cross the road, or easily catch the train to other suburbs. The CBD is just a short drive away, with some of Perth's best beaches located close by. 31 Selby is an opportunity to secure one of the most convenient locales to market!

### **THE DETAILS YOU WILL NEED:**

Water Rates: \$1,263.14 per annum

Land Area: 474m<sup>2</sup>

Build Area: 123m<sup>2</sup>