

Sold



90A Edward Street, Osborne Park



## CONVENIENT LIVING IN A CENTRAL LOCATION!

If you're after a spacious home in the heart of a central, vibrant location, look no further!

Welcome to 90A Edward St, Osborne Park, a three-bedroom, two-bathroom residence that also features two spacious living areas, offering plenty of room to move. Set back from the road, this home has a lovely street-front appeal with lush green lawns and a garden, all just a stone's throw from all the convenience of Osborne Park and Innaloo shopping precincts.

With public transport right on your doorstep and a local primary school and daycare centre within walking distance, this truly is a home that would suit any growing family, professional couple or investor looking for a residence close to urban conveniences in a fabulous area.

Enter the home, and the front living area greets you, a lovely retreat from the rest of the home to relax in. Further along is the well-appointed and bright kitchen with a breakfast bar overlooking the exterior patio. This is a casual, welcoming area, ideal for the busy family who want to come together at meal times. Open up the sliding doors to the exterior and extend your living space into a sun-drenched, paved alfresco area- a gorgeous space to relax, entertain, or play. With wooden beams already in place, some shade cloth or a grapevine would provide a lovely outdoor dining area if you want somewhere shady to perch with room enough for a table and chairs and even some lounge chairs for some ideal summer relaxing.

With all the convenience of Osborne Park and Innaloo's shopping experience on your doorstep, nearby quality schools, parks, Lake Herdsman and Perth

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**Price** SOLD for \$628,000

**Property Type** Residential

**Property ID** 29441

### Agent Details

Joe Da Mata - 0406 237 964

### Office Details

Xceed Real Estate - Sales  
Level 8, 3 Hasler Road Herdsman,  
WA, 6017 Australia  
08 9207 2088

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REAL ESTATE

CBD just a short drive away, you really couldn't be better positioned to enjoy the spoils of a convenient lifestyle here.

This home is ideal for young families, professionals, and astute investors looking to buy in a sought-after, central location. For expressions of interest, please contact Joe Da Mata, Xceed Real Estate on 0406 237 964 or [joe@xceedre.com.au](mailto:joe@xceedre.com.au)

Features include:

- Three bedrooms, main with ensuite and walk-in-robos
- Two other bedrooms with built-in-robos
- Open plan kitchen/dining/living area
- Well-appointed kitchen with breakfast bar and pantry
- Separate living area at front of the home
- Separate bathroom with bath
- Ducted air conditioning
- Paved outdoor patio with overhead beams
- Double garage with extra parking on driveway
- Separate laundry with exterior access
- Venetian blinds
- Downlights
- Freshly painted
- New carpets installed

Location (approx. distances):

- Osborne Primary School 750m
- Servite College 1.3km
- Glendalough Train Station 2km
- Herdsmen Lake 4.5km
- Innaloo Shopping Centre 4.5km
- Churchlands Senior High 6.4km
- Perth CBD 7.2km
- Scarborough Esplanade 8.7km
- Bold Park 9.3km

No Strata fees just common insurance.

Council rates - \$1811.94

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