



Professional

For Sale



3



2



225.0m<sup>2</sup>

## ~ The Perfect Package ~

Perfectly positioned in the sought-after "Green" Estate, this impeccably presented 3x2 urban residence delivers a refined blend of modern comfort, effortless living, and exceptional convenience. Just 500m from the train station and moments from Butler Central, parklands, and everyday amenities, this residence offers a lifestyle of absolute ease for professionals, downsizers, first-home buyers, and savvy investors alike.

From the outset, the home makes a striking impression with its contemporary rendered frontage and ultra low-maintenance, tropically inspired landscaped surrounds, designed to deliver street appeal without the upkeep. A secure double carport, additional street parking, gated front, and private paved rear courtyard complete a home

### PRICE

\$759,000+

### ADDRESS

43 Hollyford Parade, Butler, WA 6036

### AGENTS

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 **Professionals**

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