

LITTLE BERT

WELLARD

IT'S THE LITTLE MOMENTS.
LITTLE BERT.

FAST facts

Little Bert Wellard is the 'just right' place for you to start your family, grow your family or begin your next adventure. It's where little moments will make big memories.

A small, perfectly sized boutique estate offering a new community, close to shops, schools, and parks.

- **68 lots**
- **32 minutes to Perth CBD**
- **188 - 371m² lot size range**



Next to The King's College for Kindy to Year 12



Close to Wellard Square with a Woolworths, pharmacy, medical, dental & more



Next to conservation wetlands



2.7km from Wellard Train Station



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parcel.

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WELLARD



LOCATION

- 20 mins Fiona Stanley
- 16 mins Rockingham Centre
- 2 mins Kwinana Fwy
- 1 min Mortimer Road

PARKS

- 3 mins Champion Park
- 4 mins Everglades Park
- Bollard Bulrush Swamp with walking trails, fitness equipment and playground

EDUCATION

- Kings College
- Bertram Primary School
- Wellard Primary School
- 5 mins - Gilmore College
- 3 mins - Peter Carnley Anglican School

SHOPPING

- 16 mins Cockburn Central
- 14 mins Cockburn Gateway Shopping City
- 4 mins Wellard Square
- 4 mins Bertram Shops
- 5 mins Kwinana Market Place

ENTERTAINMENT

- Bonney's WA Water Ski Park
- Waterfront bar in Rockingham a short drive away
- An array of cafes nearby
- Kwinana Golf Course

TRANSPORT

- 4 mins Wellard Train Station

LIFESTYLE & FITNESS

- 10 mins Kwinana Beach

FREE

FRONT
LANDSCAPING
& FENCING



SOIL TYPE
CLASS A

FOOTING DETAIL: D10

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