First National Real Estate Genesis
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Welcome



45 Wisteria Parade, Edgewater

Big Beautiful Family Home

5 2 2

End Date Process

This five-bedroom, two-bathroom home is a beautiful display of design and flexible family living. The home is centred around a spectacular glass-enclosed green room that brings the outside in year-round, a genuinely rare and striking feature you won't find elsewhere. Fresh paintwork and timber-look flooring run throughout, giving the home a cohesive, well-presented feel from the moment you step inside.

The heart of the home is the open-plan living, dining and kitchen, where soaring ceilings with exposed white beams create a sense of volume and airiness that's immediately impressive. The kitchen is the heart of every great home, whether its baking and watching the kids play in the pool or entertaining loved ones in the massive open plan kitchen, living dining room and this one is no exception to that!

Once dinner is done, retreat to the either the sitting room, or second living area that can be set up perfectly as a home theatre for family movie nights or a relaxed space to wind down.

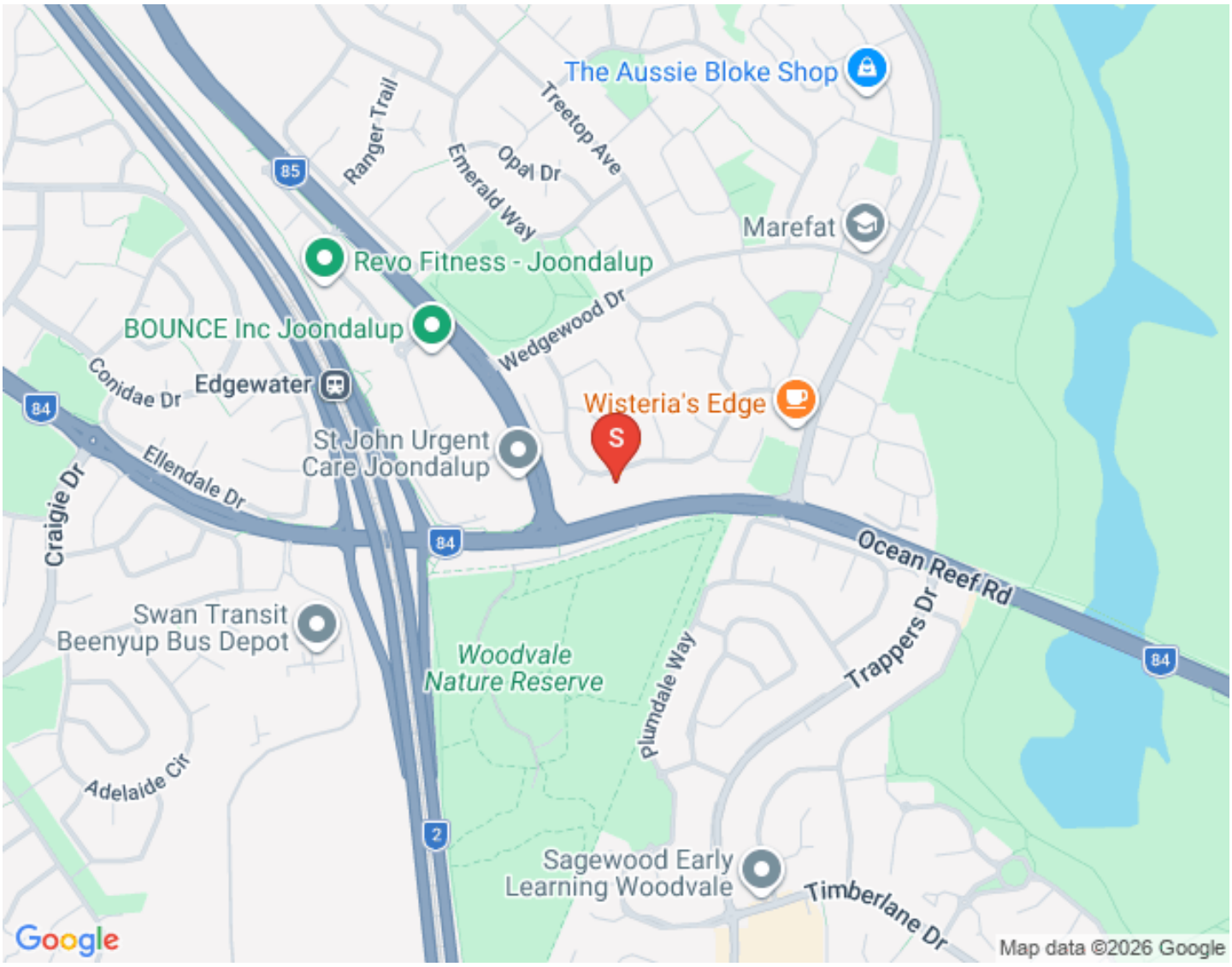
The saltwater pool is the hero of the backyard, framed by a large patio with fully enclosing shade blinds and comfortable lounge space. This setup is perfectly made for long Perth summers. Beautifully established gardens with reticulation wrap the property front and back, and with two sheds and generous laundry storage, practical needs are well and truly covered. This is a home that has been thought through at every turn.

SCHOOL CATCHMENT
Edgewater Primary School (1.5km)
Belridge Secondary College (2.7km)

RATES
Council: $
Water: $1382 approx

FEATURES
* 5 Bedroom 2 Bathroom Family Home
* Freshly Painted Interior
* Stunning Enclosed Indoor Green Room
* DCD Implex Electric Fireplace
* Theatre/Second Living Area
* Sitting Room
* Beko Oven
* 4 Burner Gas Stove
* Laundry with Storage Space
* High Ceilings in Living, Dining, and Kitchen
* Breeze Air Evaporative Air Conditioning
* Large Salt and Chlorine Pool
* Patio with Fully Enclosing Shade Blinds
* Mature Plants in Well Maintained Garden Beds
* Reticulation
* 3kW Solar Panels
* Two Sheds

LIFESTYLE
350m Edgewater Park Playground
550m Edgewater Shopping Centre
550m Wisteria's Edge Cafe
800m Edgewater Train Station
900m St John Urgent Care Joondalup
1.9km Mater Dei College
2.2km The Woodvale Tavern
2.7km Edith Cowan University


The Aussie Bloke Shop
Ranger Trail
Treetop Ave
Opal Dr
Emerald Way
85
Marefat
Revo Fitness - Joondalup
BOUNCE Inc Joondalup
Wedgewood Dr
Conidae Dr
Edgewater
84
Wisteria's Edge
S
St John Urgent Care Joondalup
Ellendale Dr
Craigie Dr
84
Ocean Reef Rd
Swan Transit Beenyup Bus Depot
Woodvale Nature Reserve
Plumdale Way
Trappers Dr
84
Adelaide Cir
2
Sagewood Early Learning Woodvale
Timberlane Dr
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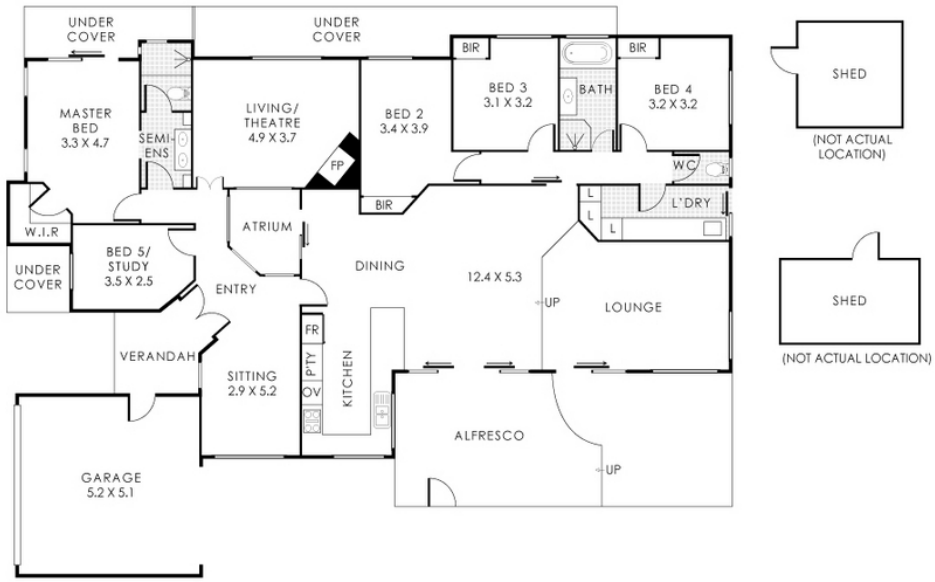
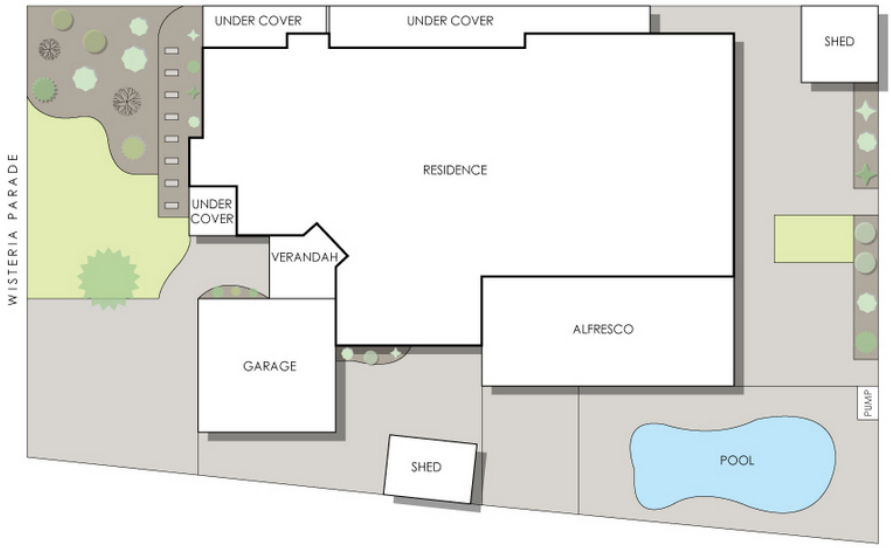
Floor Plan





45 Wisteria Parade, Edgewater

Residence 188m² | Shed 18m² | Garage 26m² | Alfresco 37m² | Under Cover 24m²

Total Area 293m²

This floorplan is for illustration purposes only to show the layout of the property. Whilst every effort has been made to ensure the accuracy of this floor plan, all measurements, and any other information shown are an approximate interpretation only. Measurements and total areas do not include or account for wall thickness or roof area under eaves. Crib Creative will not be held liable or responsible for any error, omission, misrepresentation or use of any information shown on the final floor plan. Not to be used for any other purpose.
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Comparable Sales



18 GARRONG CLOSE, EDGEWATER, WA 6027, EDGEWATER

4 Bed | 2 Bath | 2 Car
$1,017,000
Sold ons: 05/04/2026
Days on Market: 10

sale - sold



47 WEDGEWOOD DRIVE, EDGEWATER, WA 6027, EDGEWATER

4 Bed | 1 Bath | 1 Car
$1,025,000
Sold ons: 18/05/2026
Days on Market: 60

Land size: 541
sale - sold



15 HOMESTEAD GARDENS, EDGEWATER, WA 6027, EDGEWATER

4 Bed | 2 Bath | 2 Car
$1,150,000
Sold ons: 11/02/2026
Days on Market: 7

Land size: 728
sale - sold



14 GARRONG CLOSE, EDGEWATER, WA 6027, EDGEWATER

5 Bed | 2 Bath | 4 Car
$1,173,000
Sold ons: 29/06/2026
Days on Market: 28

Land size: 915
sale - sold



12 JASMINE CLOSE, EDGEWATER, WA 6027, EDGEWATER

4 Bed | 2 Bath | 1 Car
$1,180,000
Sold ons: 01/09/2026
Days on Market: 21

Land size: 702
sale - sold



2 JASMINE CLOSE, EDGEWATER, WA 6027, EDGEWATER

4 Bed | 2 Bath | 2 Car
$1,200,000
Sold ons: 26/06/2026
Days on Market: 44

Land size: 699
sale - sold



12 HARVEST LOOP, EDGEWATER, WA 6027, EDGEWATER

4 Bed | 2 Bath | 5 Car
$1,225,000
Sold ons: 27/01/2026
Days on Market: 69

Land size: 714
sale - sold



14 OPAL DRIVE, EDGEWATER, WA 6027, EDGEWATER

4 Bed | 2 Bath | 2 Car
$1,350,000
Sold ons: 16/12/2025
Days on Market: 6

Land size: 816
sale - sold



7 EMERALD WAY, EDGEWATER, WA 6027, EDGEWATER

4 Bed | 2 Bath | 2 Car
$1,350,000
Sold ons: 21/08/2026
Days on Market: 75

Land size: 755
sale - sold



8 KESTREL MEWS, EDGEWATER, WA 6027, EDGEWATER

4 Bed | 2 Bath | 2 Car
$1,565,000
Sold ons: 01/09/2026
Days on Market: 104

sale - sold

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Offer Documents

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Click to Download the Multiple Offers Form

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Certificate of Title

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Please Download Certificate of Title with Sketch Here
Please Download Document Transfer
Please Download Plan Here
Please Download Plan - Title List Here

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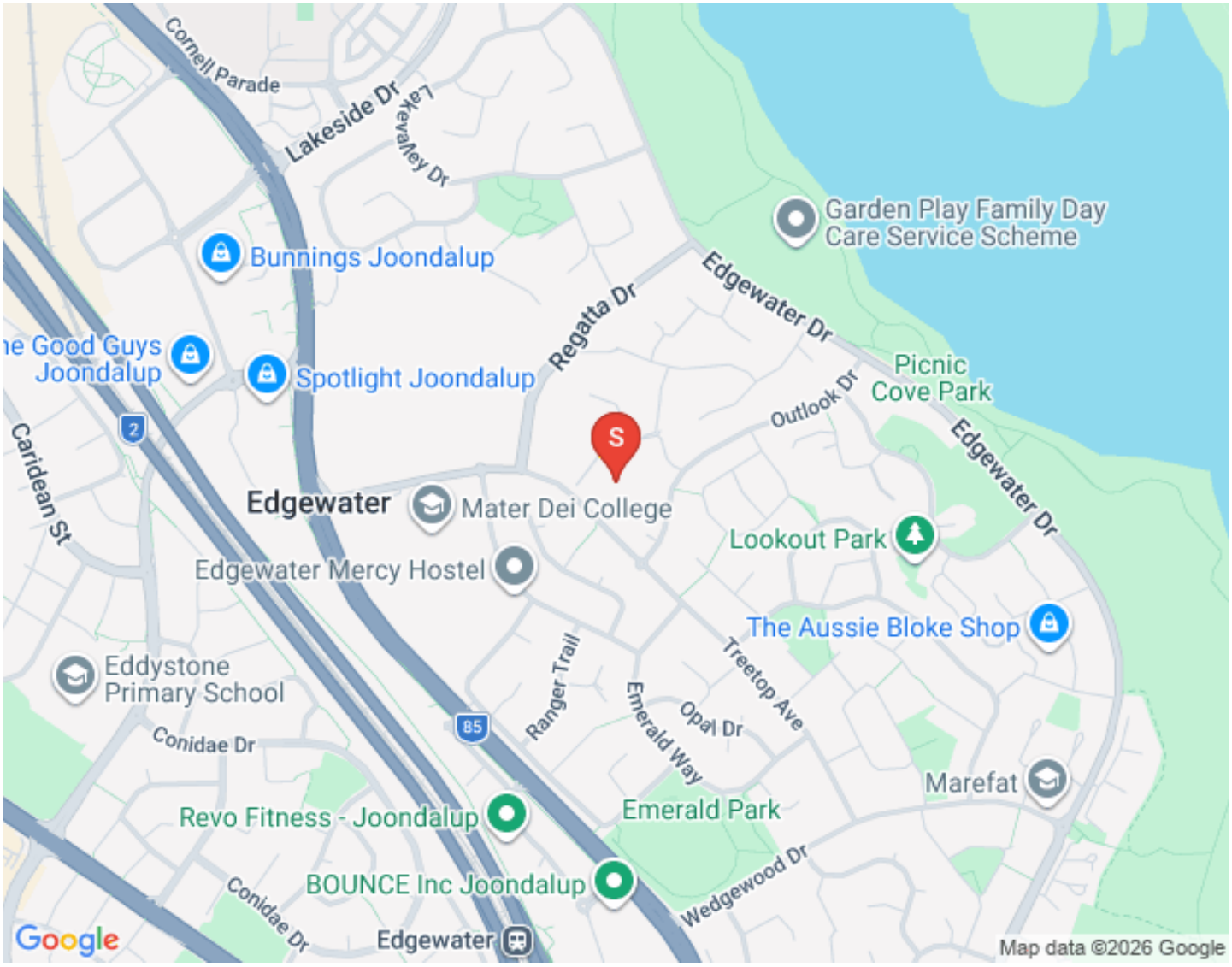
Local Schools

Edgewater Primary
caring

EDGEWATER PRIMARY SCHOOL
An Independent Public School

Click to view intake information



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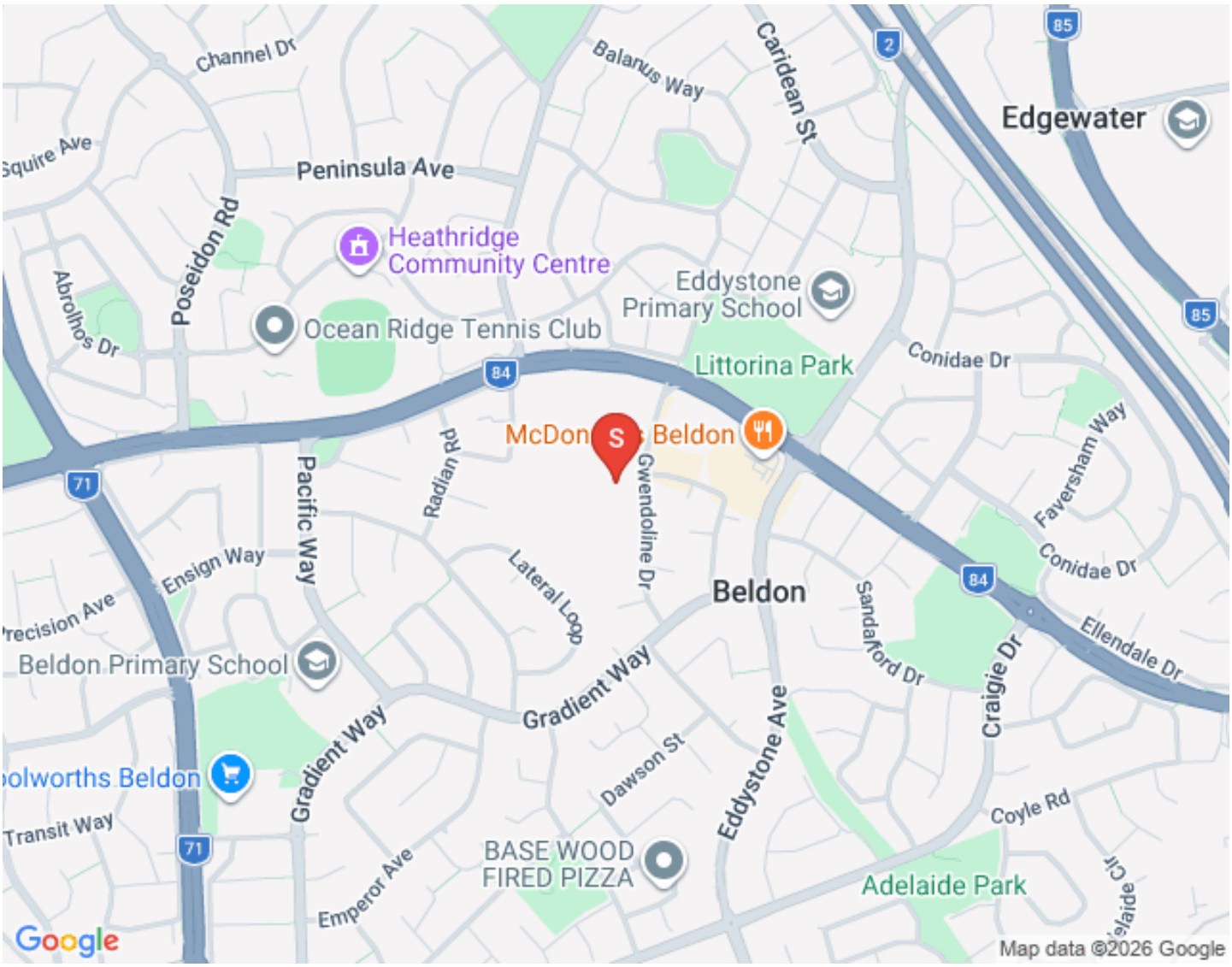

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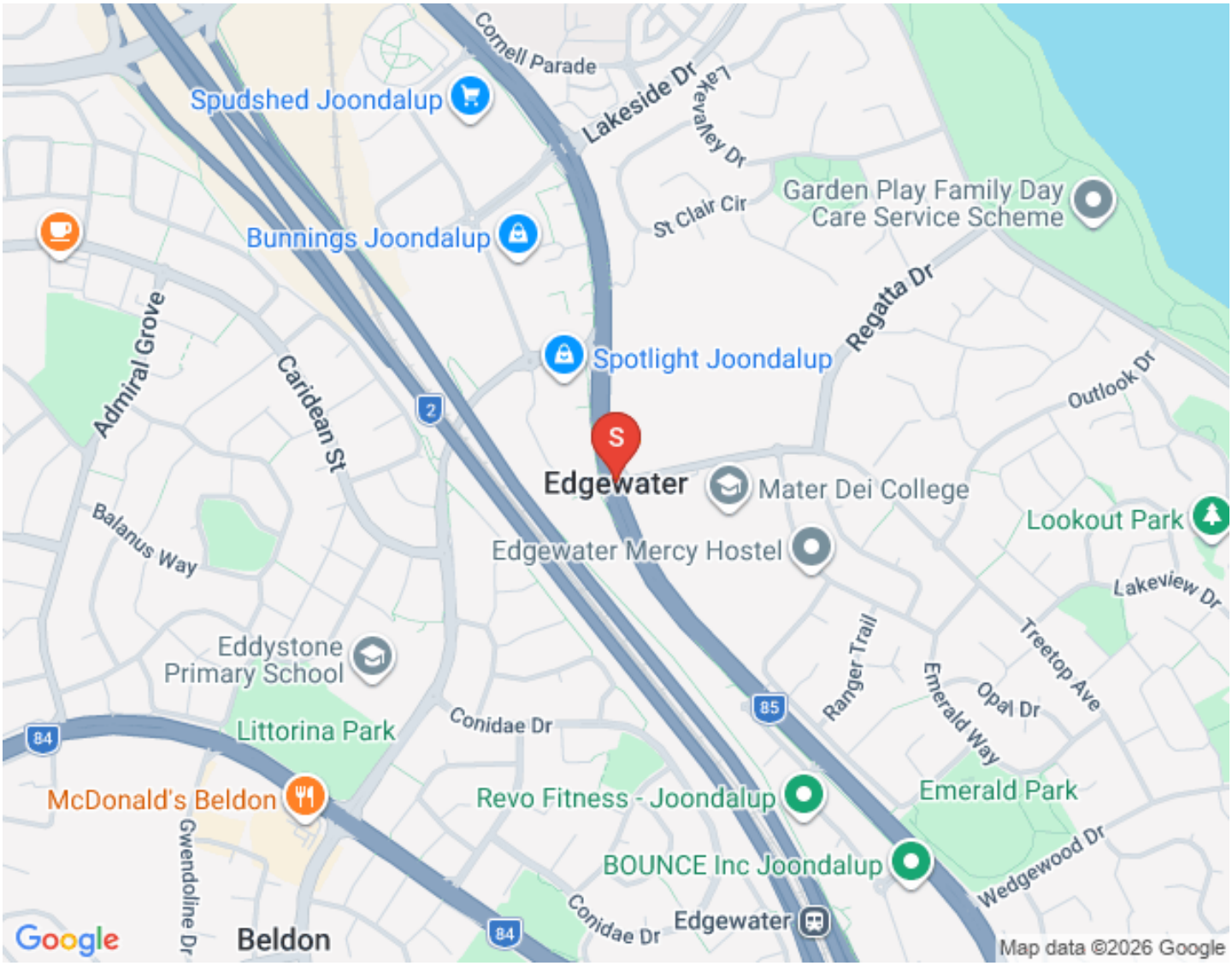
Edgewater



Edgewater Quarry Park



Lake Joondalup Walking Trail



Picnic Cove Park



Picnic Cove Park



Lakeside Joondalup



Joondalup Square



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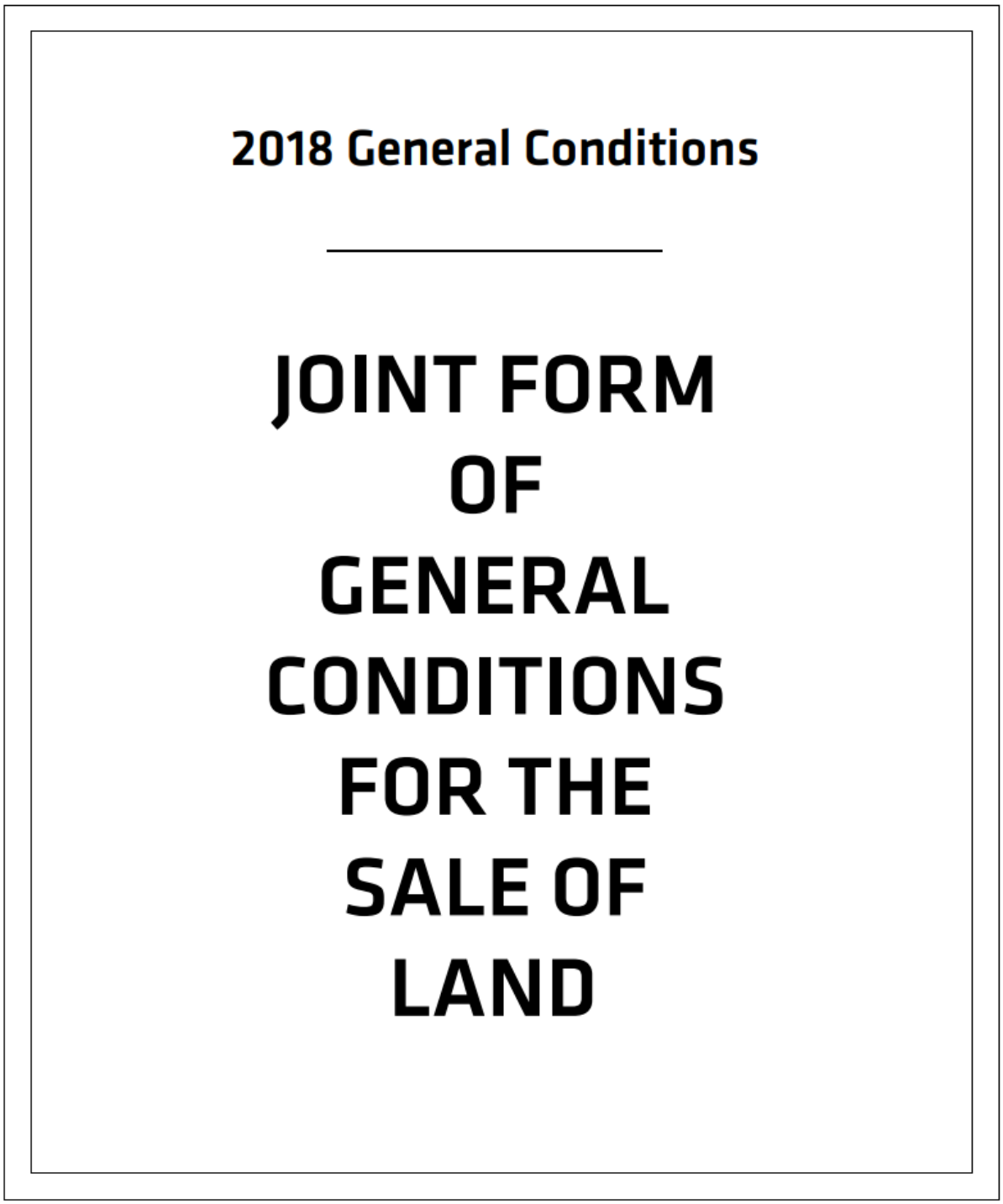
Joint Form of General Conditions

View Joint Form Here



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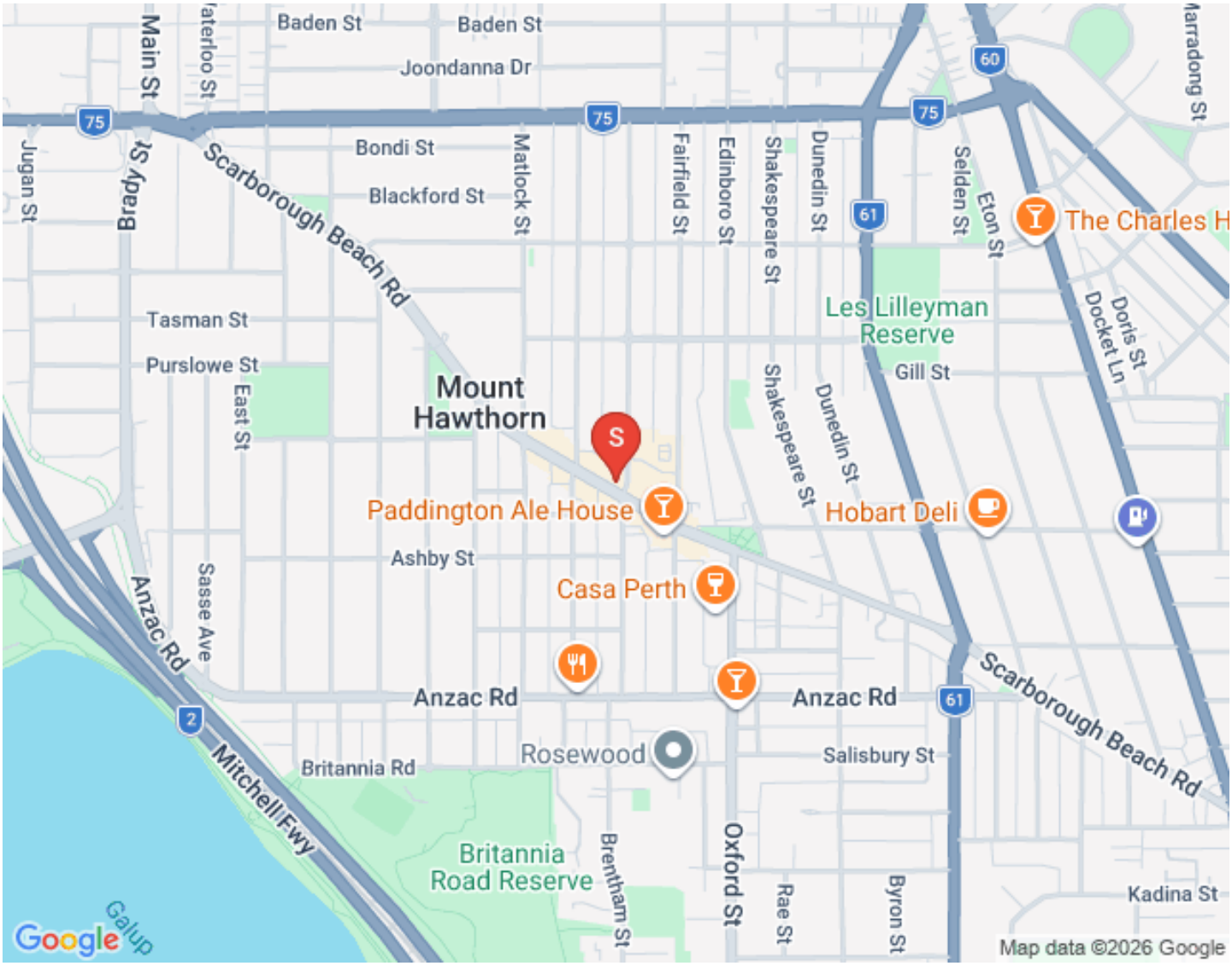
Team Genesis





DAMIAN MARTIN

PARTNER / SALES CONSULTANT

0432 269 444

dmartin@fngenesis.com.au

"When I first heard that Damian attained his Real Estate sales registration, I knew he would be a successful agent!" says Director Jonathan Clover. "As a defensive player of the year 6 times and 4 time Champion in the National Basketball League of Australia, Damian is used to sacrificing for his team and being dedicated to process. Real estate is no different. It's about making sacrifices and putting it all on the line for the client, and being dedicated to a proven process without cutting corners or letting ego get in the way"

Damian says "I joined First National Genesis because their values (People, Community, Property...in that order) align with my own. I also know how beneficial having the right coaches, trainers and support staff are to becoming the best version of yourself!" Damian also notes that partnering with the company director Jonathan Clover will be great to grow his knowledge of real estate and fine tune his negotiation skills.



JONATHAN CLOVER

DIRECTOR / SALES COACH / AUCTIONEER

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Working within his father's real estate agency since the age of 16, Jonathan has done most roles within a real estate office including pushing a mop and broom around, analyzing marketing and property trends, managing client engagement...

"My dad owns a real estate office in Canada, my grandfather started what became the largest agency on Vancouver Island at the time, my uncle runs one of the largest commercial real estate agencies in British Columbia... it's a genetic disorder in our family" Jonathan remarks.

"A lot of people ask me why I am in real estate?" Jonathan says the answer is simple, "Aside from my faith and family there are 3 things that get me up in the morning. I love meeting and helping people, I value our shared community, and I am passionate about property. This is the perfect industry for me!"

The last decade has seen Jonathan progress from a business consultant within the real estate and business broking industry to the WA /NT State Manager of First National Real Estate, Australia's largest group of independent real estate agents. He is now the Director and Sales Coach of his very own First National Real Estate Office.



GUY KING

SALES CONSULTANT

0417900315

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Guy brings more than 15 years of real estate knowledge to the Genesis team and a lifetime of business experience. Highly talented, driven and energetic, Guy's deep knowledge of the Eastern Hills, Foothills and Swan Valley markets coupled with his passion to connect with people and his community as a long-term hills resident are just a few reasons why Guy is highly qualified to help you in one of life's more challenging periods; moving!

We are excited that Guy has joined Team Genesis and the wider First National Real Estate family.



MARK HUTCHINGS

SALES CONSULTANT

0416304650

mhutchings@genesisrealtygroup.com.au

Mark Hutchings is First National Genesis' first pick in the 2024 draft! After a decade long AFL career, 9 years with our very own West Coast Eagles, Mark has decided to direct the same dedication and hard work to his career in Real Estate. "When we first sat down together, I could tell Mark had a strong business mind, asking good questions and was quick to understand marketing strategies", company Director Jonathan Clover noted. "A reputation of loyalty to his team-mates, commitment to the heavy training regime of being a professional athlete and a very competitive character to get the best outcomes all give me confidence that our clients are in good hands with Mark." Why real estate? Mark's "people first" ethos and keen interest in property have drawn him into the property industry and he has submerged himself gaining a huge amount of knowledge and experience as he works alongside veteran agent and company director, Jonathan Clover.



DANIELLE VASIC

SALES CONSULTANT

dvasic@genesisrealtygroup.com.au

Danielle Vasic brings a lifetime of sales experience, genuine care, and a results-driven approach to every client she works with. Known by some of her clients as the “lucky charm,” she has built a reputation for achieving exceptional results while making the process seamless and stress-free.

Originally from Ireland, Danielle began her real estate journey at just 15 before going on to study Equine Science at the University of Limerick. She has worked in elite environments including Godolphin, preparing yearlings for sale, and later in luxury sales with diamonds and fine jewellery at Weir & Sons, experiences that shaped her attention to detail and strong negotiation skills.

Now based in Perth, Danielle works across the metropolitan area, from the Hills to the coast and everywhere in between. With over a decade of real estate experience, she is known for her honest advice, strong work ethic, and commitment to achieving the best possible outcome for her clients.



SAM WILLESEE

SALES CONSULTANT

0468959898

swillesee@fngenesis.com.au

Sam Willesee's journey in real estate began over six years ago through his own passion for property investment. What started as a single investment property has now grown into a substantial, multi-property portfolio spanning several states across Australia. Throughout this journey, Sam has been hands-on in every aspect of the process, from buying and selling to renovating and negotiating, gaining real-world insight into different market conditions and what drives strong results.

Sam's purpose is to help others navigate the same journey, so he formalised his experience with a Diploma in Real Estate to become a fully licensed real estate professional. Sam brings practical knowledge, a calm approach and genuine care for people into the sales arena to help his clients make one of life's biggest decisions, where they call home and where/when to invest.



CAITLYN NYBO

PROPERTY MANAGER

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Originally from Kalgoorlie, Caitlyn made the move to Perth in early 2025 to pursue new opportunities and grow her career in the real estate industry. With a strong background in property management, she quickly progressed from her role as an Assistant Property Manager at First National Real Estate Kalgoorlie to becoming a full-time Property Manager — a reflection of her hard work, attention to detail, and commitment to providing outstanding service to both landlords and tenants.

Caitlyn is known for her approachable nature, excellent communication skills, and ability to handle challenges with professionalism and efficiency. She takes pride in building strong relationships with clients and ensuring every property she manages is well cared for and compliant with current regulations.

Outside of work, Caitlyn enjoys keeping active and soaking up the sun with beach walks!

Caitlyn is excited to be part of the First National Real Estate Genesis team and looks forward to continuing to grow within the industry while delivering exceptional service to her clients.



KAHLA PURVIS

SALES ADMINISTRATOR

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Meet Kahla, residing in Ridgewood, her journey in real estate is a true testament to hard work and dedication. She began her career as a receptionist, learning the ins and outs of the industry from the ground up. With a passion for growth and an eye for detail, she quickly rose through the ranks, taking on the role of Marketing Manager where she showcased her creative talents and strengthened the online presence of the business. Her organisational skills and commitment to excellence then led her to become our Sales Administrator, where she continues to provide invaluable support to the team. Kahla's path reflects her unwavering drive and ambition to succeed in every aspect of her career.



KRISTEN COLE

reception@fngenesis.com.au

Kristen comes from a background of customer service, administration and management, she brings a warm, bubbly personality and a genuine love for connecting with people to the Genesis Team. Having spent several years in leadership and customer-facing roles, Kristen understands the importance of clear communication, organisation and making people feel welcome and valued. Never one to shy away from a good conversation or a bit of friendly banter, she enjoys getting to know those around her and make people feel welcome and valued. Outside of work, Kristen is happiest by the ocean either fishing, snorkelling or soaking up the sun. She also enjoys spending time with family and friends, keeping active by either playing basketball, volleyball or going to the gym.