First National Real Estate Genesis
0439 688 075
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jclover@fngenesis.com.au

Table of Contents

- Welcome
- Certificate of Title
- Offer Documents
- Floor Plan
- Comparable Sales
- Local Schools
- Edgewater Lifestyle
- Joint Form of General Conditions
- Team Genesis

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Welcome



30 Woodland Loop, Edgewater

Your Private Edgewater Retreat with Sweeping Lake Views

4 2 2

End Date Process

Remote Garage | Secure Parking | Deck | Fully Fenced

Positioned at the height of Edgewater, this home captures sweeping views across Lake Yellagonga, stretching out beyond your pool and spa to create a setting that feels like a calm, relaxing retreat. Inside, natural light fills the space, along with impressive high ceilings and warm timber flooring underfoot, creating grand open spaces. The kitchen sits at the heart of the home, well-equipped and perfectly placed for entertaining, while the open living areas flow easily out to the alfresco, making everyday living feel effortless. The master suite provides a peaceful parents retreat, tucked away for privacy and comfort at the end of a busy day.
Step outside and you'll see where this home really shines. The pool, spa and outdoor entertaining area are all positioned to take full advantage of the view, creating a space where weekends are spent hosting, relaxing, and enjoying time with family and friends. With high fencing, added security and solar power already in place, everything has been thoughtfully considered so you can simply move in and enjoy. Set in a location surrounded by parks, walking trails and close to major shopping, this is a home that perfectly balances family living, convenience, and luxury.

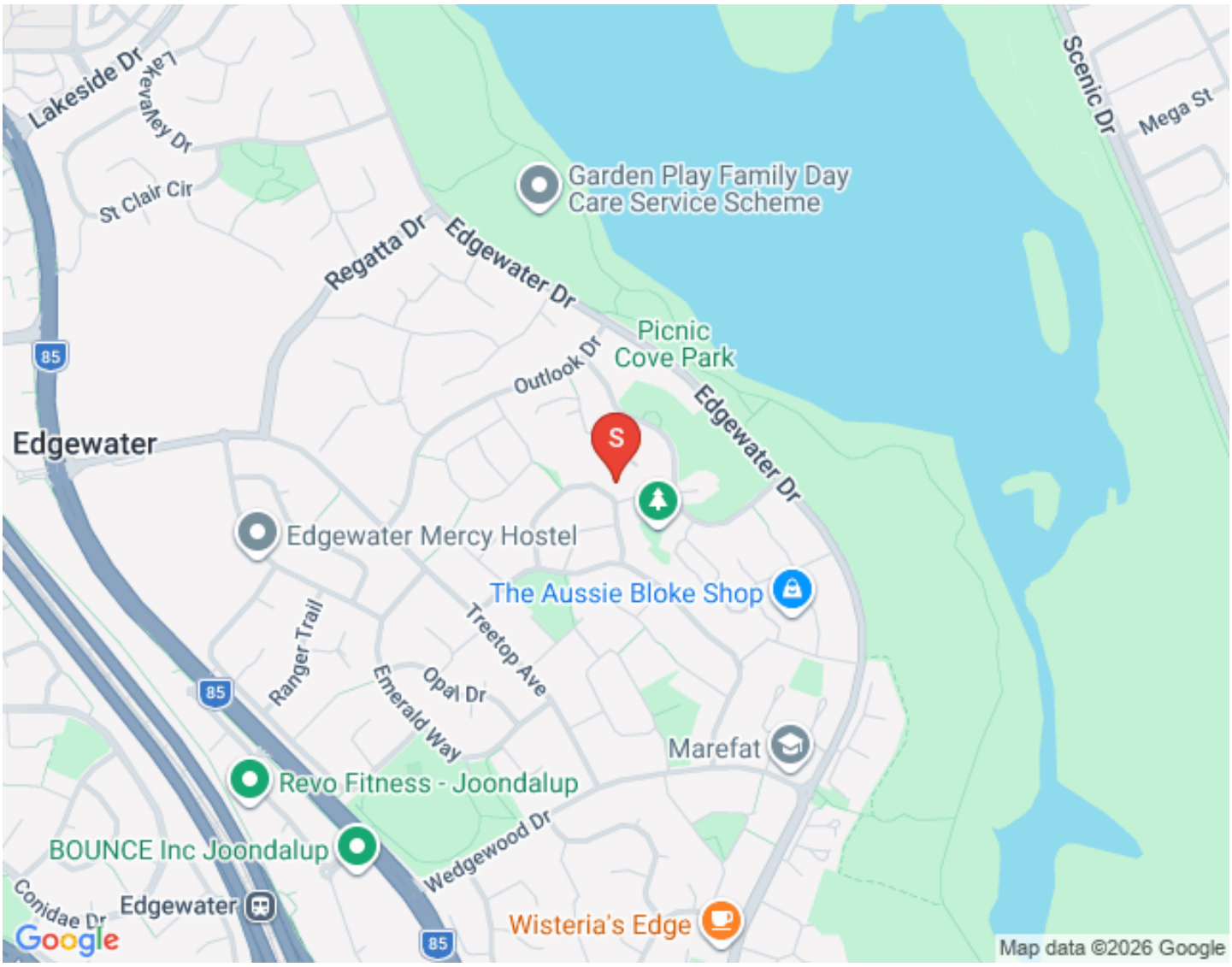
SCHOOL CATCHMENT
Edgewater Primary School (950m)
Belridge Secondary College (3.8km)

RATES

Council: $
Water: $1150 approx.

FEATURES
* Incredible Lake Views
* 4 Bedrooms and 2 Bathrooms
* Heated Pool (Salt and Chlorine with 5kw Heater)
* Spa (Council Approved)
* Outdoor Shower
* Hard Timber Flooring Throughout
* Incredibly High Ceilings
* Gas Fireplace (Rinnai)
* New Zoned Reverse Cycle Air-Conditioning (LG)
* Master Bedroom with Ensuite
* Dishwasher (Miele)
* Electric Stove (Ariston)
* Oven (Westinghouse)
* Rangehood (Whirlpool)
* Fridge Recess with Plumbing
* Fronius Primo (Solar)
* 24 Solar Panels (Daikin)
* Massive Loft in Garage Previously Been Used as Bedroom and Study.
* Extra Height on Fencing for Added Security and Privacy
* Pin Key Lock
* Electric Double Garage Door (Merlin)

LIFESTYLE
850m Picnic Cove Park
1.2km Edgewater Shopping Centre
1.2km Edgewater Quarry Park
1.3km Mater Dei College
1.6km Edgewater Train Station
2.2km Edith Cowan University
2.9km Woodvale Tavern
3.8km Joondalup Health Campus
5.1km Arena Joondalup
6.9km Mullaloo Beach


Lakeside Dr
Lakevalley Dr
St Clair Cir
Regatta Dr
Edgewater Dr
Garden Play Family Day Care Service Scheme
Scenic Dr
Mega St
Picnic Cove Park
Outlook Dr
Edgewater Dr
85
Edgewater
S
Edgewater Mercy Hostel
The Aussie Bloke Shop
Ranger Trail
Treetop Ave
Opal Dr
Emerald Way
Marefat
Revo Fitness - Joondalup
BOUNCE Inc Joondalup
Wedgewood Dr
Conidae Dr
Edgewater
Wisteria's Edge
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Certificate of Title

Please Download Certificate of Title Here
Please Download Sketch Here
Please Download Plan Here
Please Download Title Plan List Here

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Offer Documents

Click to Download the Offer Pack
Click to Download the Multiple Offers Form

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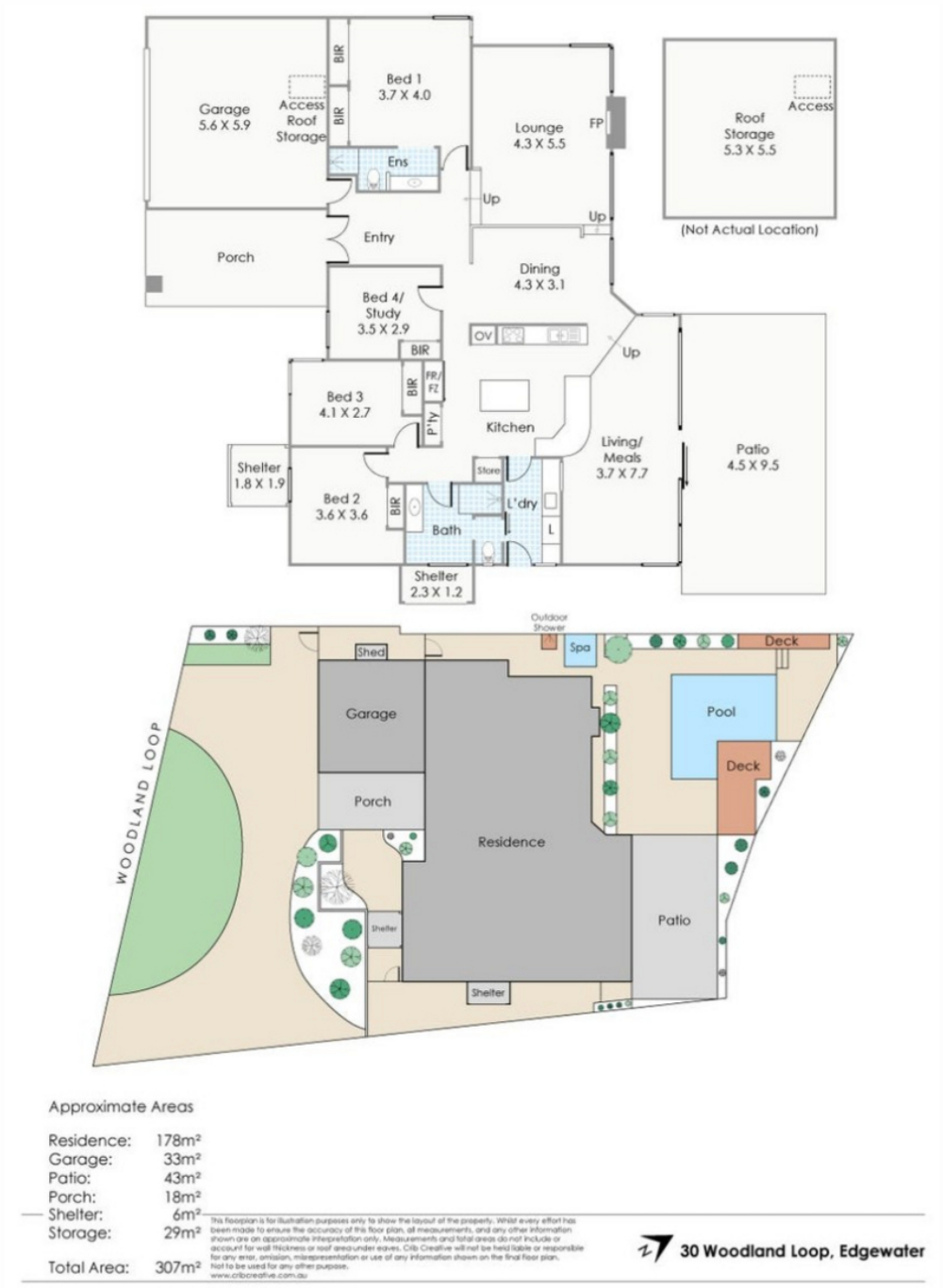
Floor Plan



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Comparable Sales



32 QUARRY RAMBLE, EDGEWATER, WA 6027, EDGEWATER

4 Bed | 2 Bath | 2 Car
$1,550,000
Sold ons: 18/11/2025
Days on Market: 6

Land size: 1073
sale - sold



14 NARRAN CLOSE, EDGEWATER, WA 6027, EDGEWATER

4 Bed | 2 Bath | 2 Car
$1,740,000
Sold ons: 10/02/2026
Days on Market: 6

Land size: 806
sale - sold



28 WOODLAND LOOP, EDGEWATER, WA 6027, EDGEWATER

6 Bed | 2 Bath | 2 Car
$1,750,000
Sold ons: 06/02/2026
Days on Market: 29

Land size: 1110
sale - sold

Powered by PropTrack

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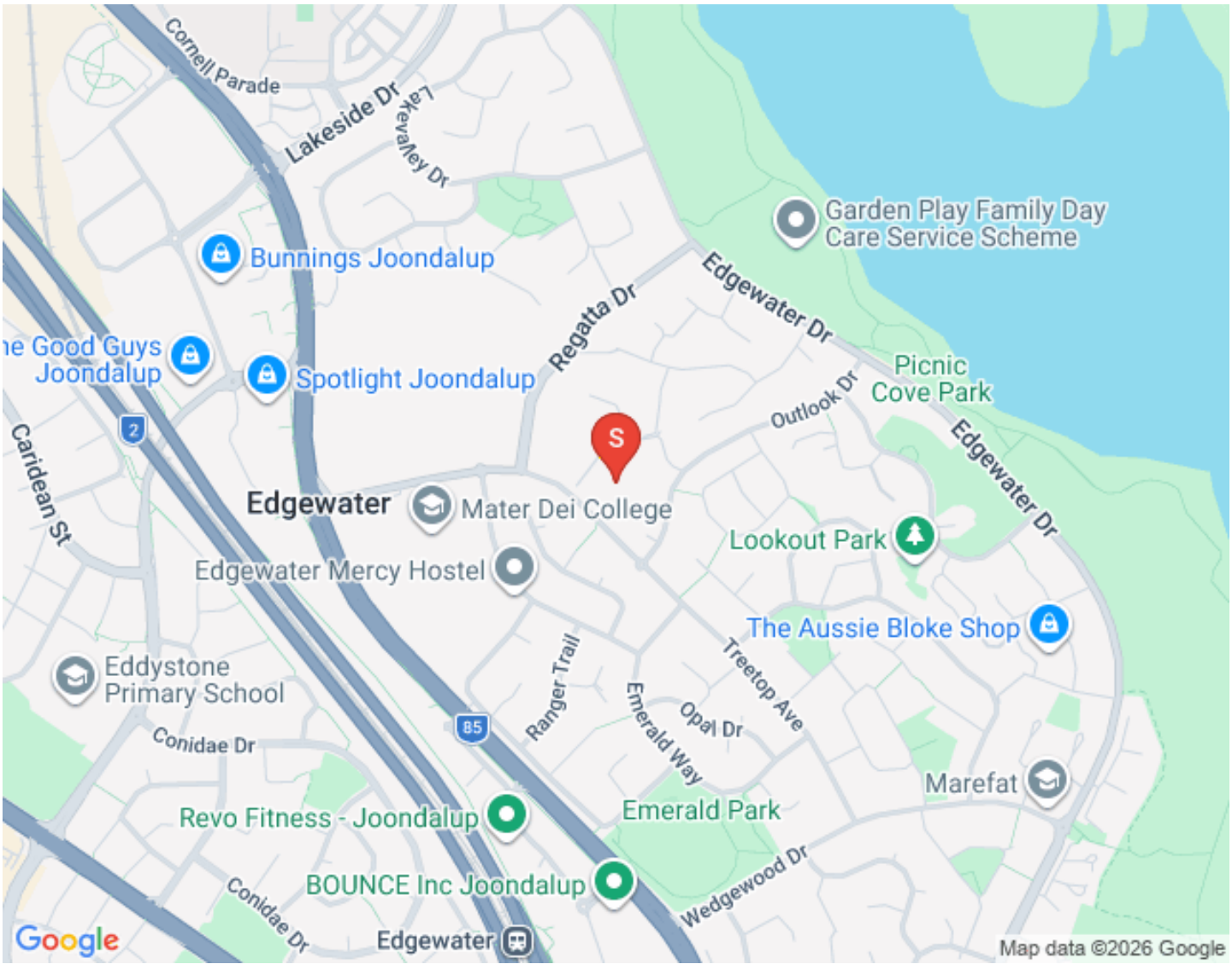
Local Schools

Edgewater Primary
caring

Click to view intake information

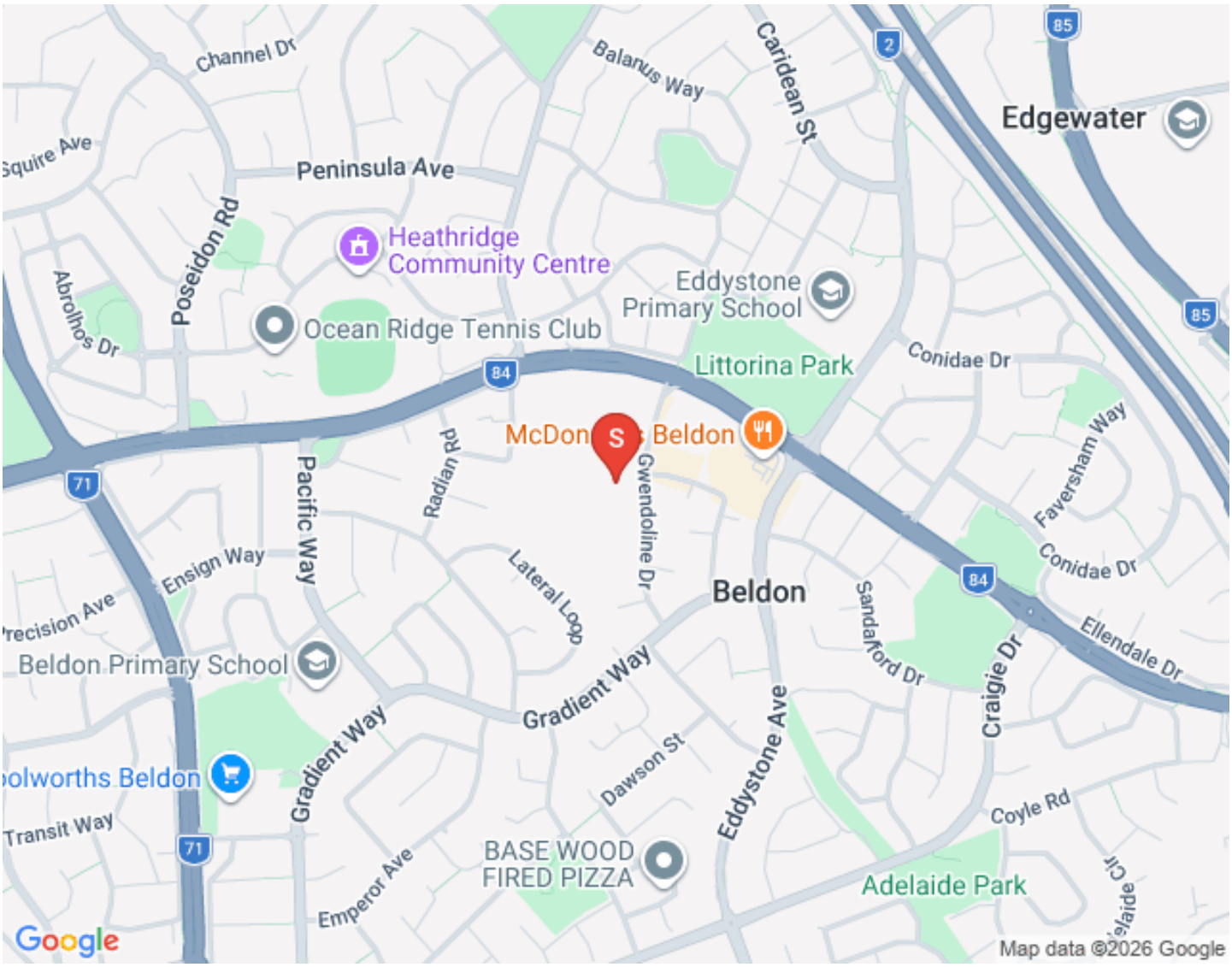


LEARN·ACHIEVE·SUCCEED

BELRIDGE

SECONDARY COLLEGE

Click to view intake Information



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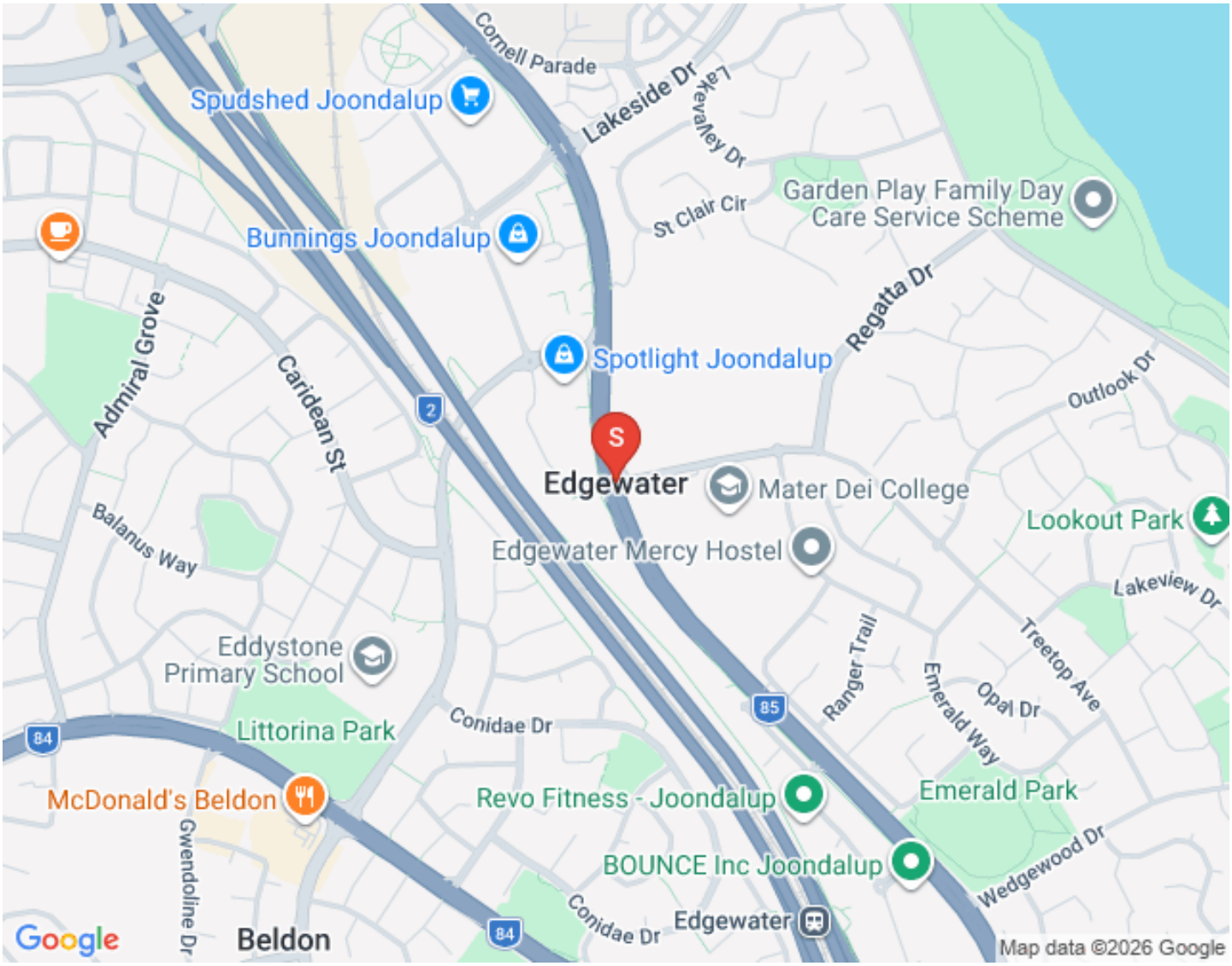
Edgewater Lifestyle



Edgewater Quarry Park



Lake Joondalup Walking Trail



Picnic Cove Park



Picnic Cove Park



Lakeside Joondalup



Joondalup Square



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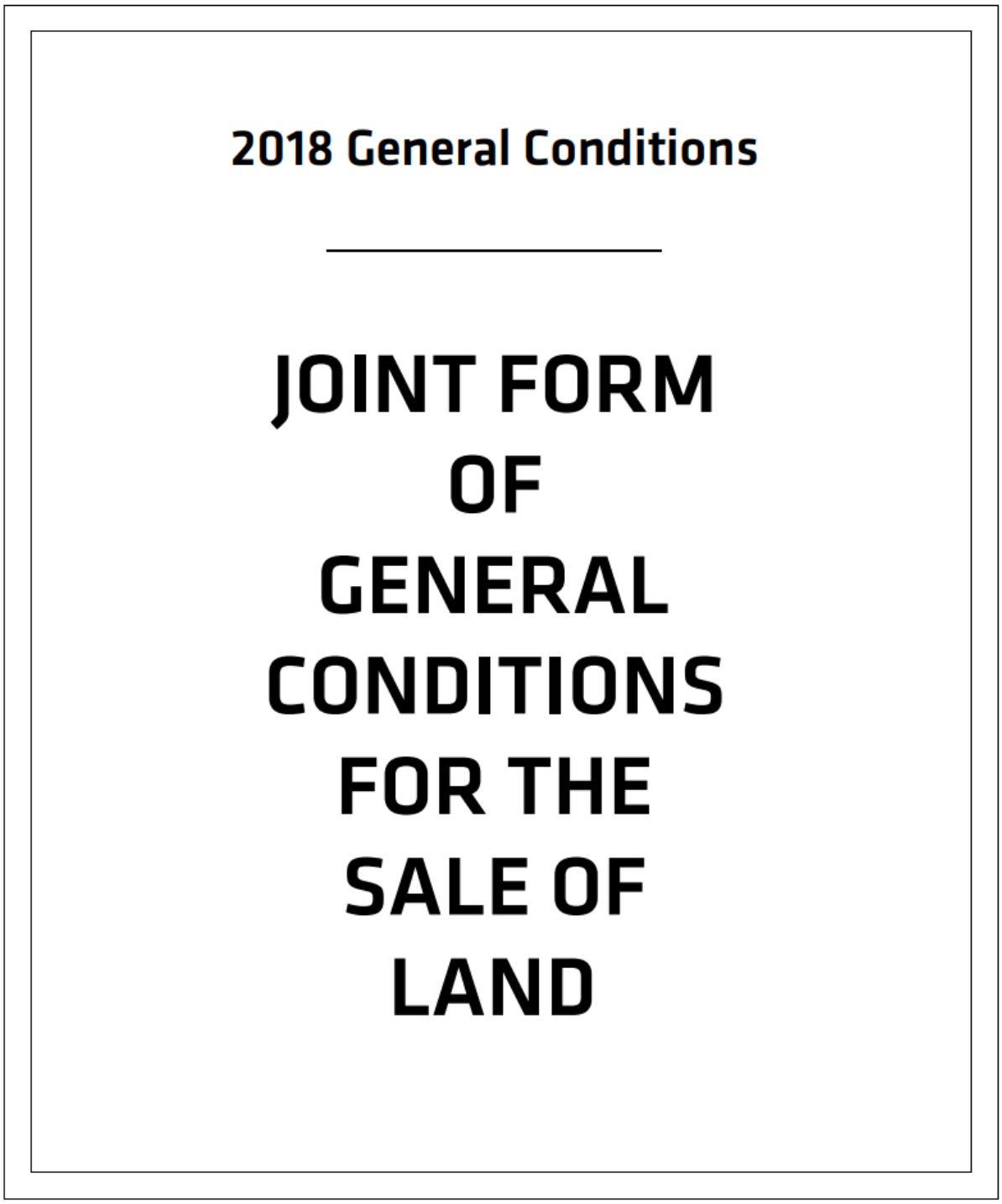
Joint Form of General Conditions

View Joint Form Here



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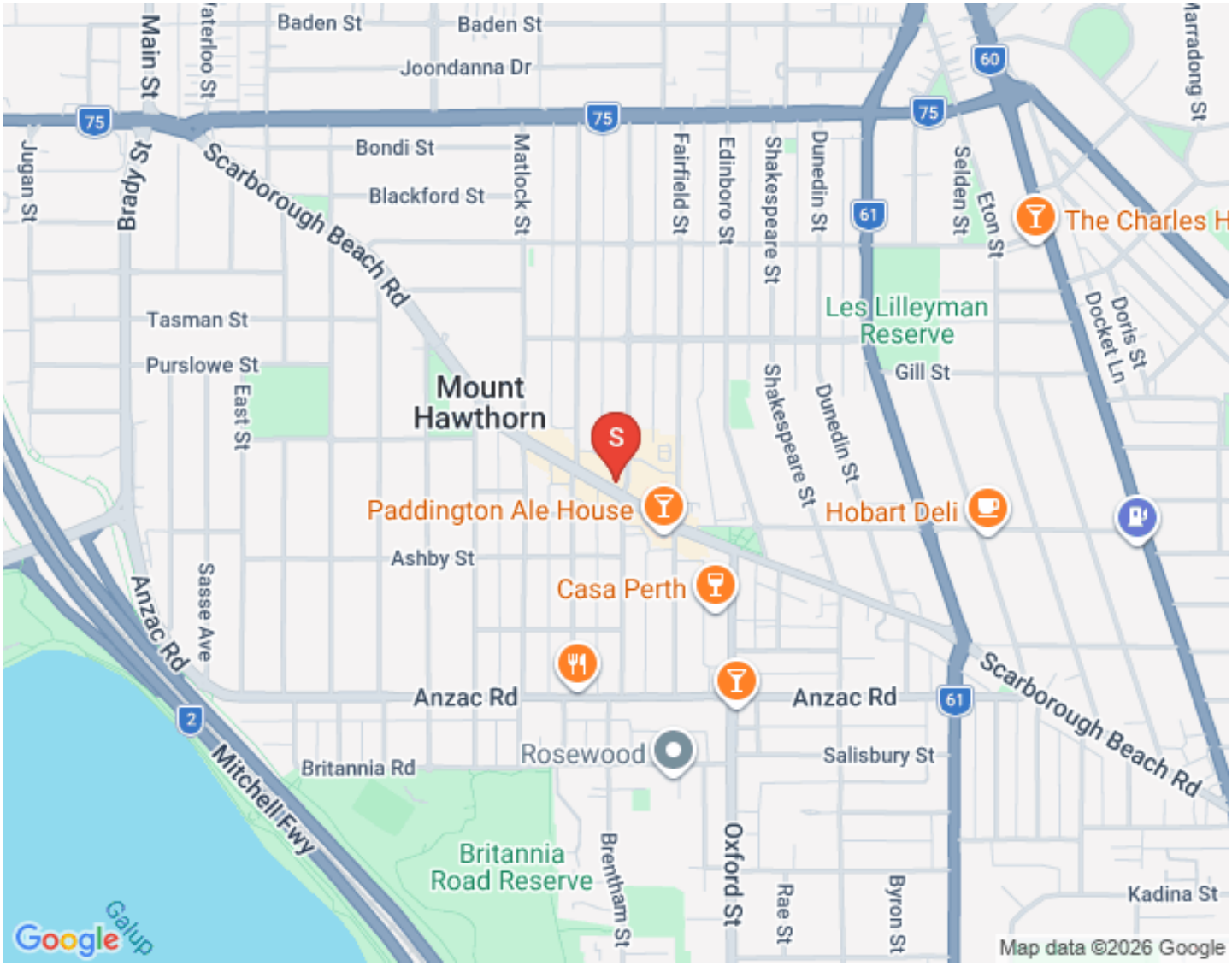
Team Genesis





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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jclover@genesisrealtygroup.com.au

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.



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.



MARK HUTCHINGS

SALES CONSULTANT

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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.



SAM WILLESEE

SALES CONSULTANT

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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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rentals@fngenesis.com.au

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

admin@fngenesis.com.au

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.