

**1/11 Wilton Close, Ballajura, WA 6066**



**Sold House**

Thursday, 5 October 2023

1/11 Wilton Close, Ballajura, WA 6066

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 3**

**Area: 413 m2**

**Type: House**



Ramona Route  
0893441322

**\$500,000**

Calling all Investors and live-in Buyers to view this PERFECTLY LOCATED 3-bedroom home on a duplex 413m<sup>2</sup> block on CUL-DE-SAC Street. The potential RENTAL yield is \$525 - \$575 per week. Hurry if you don't want to miss the opportunity to make an offer. Tenanted until 15th of Jan 2024 Contact RAMONA ON 0424 356 767 Features include but are not limited to....- Formal sunk-in lounge will comfortably fit 2, 3-seater sofas- Master bedroom with mirrored wardrobes across the wall- 2 additional bedrooms with wardrobes- Separate dining area fits 6-seater dining table- Tidy kitchen with open plan family lounging area - Separate nook for study table- 1 bathroom with a separate toilet- Reverse Cycle Aircon- Laundry room- Huge Patio- Outdoor entertaining area fully paved- Double garage- Garden Shed Convenient Location: Situated in the vibrant community of Ballajura, this villa offers easy access to an array of amenities, including shopping centres, schools, parks, and public transport options. Everything you need is just minutes away and it's one of the best streets in Ballajura. Annual Council Rates approx.: - \$1770.00 Annual Water Rates approx.: - \$1,154.16 Give me a call and waste No time: RAMONA ROUTE 0424 356 767 Disclaimer: Although every effort has been taken to ensure the information provided for this property is deemed to be correct and accurate at the time of writing it cannot be guaranteed, reference to a school does not guarantee the availability of that particular school, and distances are estimated using Google maps. Buyers are advised to make their enquiries as to the accuracy of this information.