

1 Trigg Place, Kardinya, WA 6163

House For Sale

Friday, 3 May 2024

1 Trigg Place, Kardinya, WA 6163

Bedrooms: 1

Bathrooms: 1

Parkings: 2

Area: 234 m²

Type: House



Adrian Holler
0893649560

ALL OFFERS BY 5PM 15th MAY 2024

ALL OFFERS BY 5PM 15th MAY 2024 (UNLESS SOLD PRIOR). It is a pleasure to present to market this unique home which is sure to impress those looking for a low-maintenance dwelling which exudes style, space and comfort. This is an extraordinary opportunity to secure a single level home located on its own survey-strata allotment which will suit a wide variety of buyers. Whether you are looking for the perfect down sizing option in your latter years, an entry point into this great suburb or as an investment opportunity - well this home is hard to go past. Arriving at this secluded location directly opposite Red Gum Park - 1 Trigg Place, Kardinya sits proudly on its own survey strata corner allotment of 234 sqm. Boasting a leafy outlook amongst nature and bookended between parks this is not only an ultra convenient location but one which provides privacy within tranquil surrounds. Clever design has made the utmost of this great corner block and the home is a testament to superb planning and foresight which has resulted in this one of a kind offering. Upon entry to this beautiful abode, high ceilings, neutral tones and an abundance of natural light immediately grab your attention. This home is what they are discussing when they talk about the "missing middle" and will be sure to impress at every turn. A large master-bedroom with built in robes overlooking Red-Gum reserve greets you upon entry. Adjacent to the master bedroom is a good sized study/activity area which could be utilised in a number of different ways. Stepping into the main living and open plan meals area is really where this home comes into its own. Making the most of the natural light, this large area with a well designed kitchen is perfect for entertaining family and friends. Open up the sliding door to your own private secure courtyard and be amazed by the space and privacy on offer in this free flowing abode. A separate bathroom and w/c complete the internal living quarters. If you have been waiting for the perfect downsizing abode, where space abounds in a low maintenance setting then look no further. Low maintenance, lock and leave living on your own survey strata allotment with no strata fees, this one is a surefire winner. Please note there is the opportunity for this home to be sold as a walk in package including all furniture. Enquire with agent for additional information. You will not find a better downsizing option in this area on the market today! Make it yours while you can. City of Melville Council Rates - \$1,667.20 Water Corporation Rates - \$1,065.29 Features include : • Single level (no steps). • Fantastic corner location. • Survey strata 234 sqm corner allotment. • No strata-fees. • Huge double lock up garage with high clearance providing plentiful storage with laundry. • Low-maintenance gardens. • Private and secure courtyard seating area with brick perimeter fencing. • High ceilings throughout. • Abundance of natural light. • 2 x split system air conditioning units. • Alarm. • Gas cooktop. • Walking distance to Murdoch University. • Kardinya Park Shopping Centre (undergoing redevelopment) a 2 minute drive away. • Centrally located between the Perth CBD and Fremantle. • Close proximity to Murdoch Health and Knowledge Precinct. • One off unique opportunity.*Please note the seller reserves the right to sell prior to the end date specified.