

# 10 Ballyronan Rd, Maddington, WA 6109



## House For Sale

Thursday, 25 April 2024

10 Ballyronan Rd, Maddington, WA 6109

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Area: 375 m2**

**Type: House**



Gaurav Sharma  
0865557548

**\$667,240**

As you enter the Nevada Adore, you will find either a private theatre or 4th bedroom, this room can be flexible based on your needs. The Nevada Adore has an open plan central space, including the kitchen/living and dining area with a seamless continuation to the alfresco, creating the perfect indoor-outdoor lifestyle. If your guests aren't outside enjoying the fresh night air, they will be perched at the statement island bench in the stunning kitchen. The aspiring chef will love the additional bench space, walk-in pantry and scullery space. An entrance close to the kitchen makes unloading the groceries easy. Below upgrade items are included: Reverse cycle air-conditioning for cooler summers and warmer winters\* • 31 course recessed ceiling 'square set' (with cornice) to your living, dining and theatre • LED downlights • Vertical, slimline or roller blinds throughout • Carpet to all bedrooms, theatre and study areas^\* • Vinyl "Wood Effect", Laminate or Hybrids "Universal Hybrid" flooring to your main Living/Dining, Kitchen, Entry and Bedroom passages. • Kitchen Promo valued at over \$14K Take advantage of our fast-tracked pre-construction with titles due! Fixed price site works guaranteed! Call Gaurav today @ 0432-900-000 to book your 30-minute complimentary information session. Virtual meetings available\* New Generation Homes, a part of Summit Homes Group, is a family-owned builder in WA for 45+ years. 2-time WA Project Builder of the Year (2021 and 2022) by Master Builder Housing Excellence Awards and 3-time WA Professional Major Builder by the Housing Industry Association (2022, 2021 and 2020). House and land package: New Generation Homes is not the owner of the land. Price does not include transfer duty, settlement costs, or other fees. \$10,000 First Home Owners Grant has been deducted. Price is subject to change based on availability, site works plans, and market value of land. Block and building dimensions may vary, and customisation may be required. Illustrations depict features not included as standard. T&Cs apply. BC 10689.