

# 10 Lisbon Place, Warnbro, WA 6169



## Sold House

Friday, 3 May 2024

10 Lisbon Place, Warnbro, WA 6169

**Bedrooms: 3**

**Bathrooms: 2**

**Area: 703 m2**

**Type: House**



Jacob McGavin

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**\$650,000**

Jacob @ Chalk Property would like to welcome you to 10 Lisbon Place, Warnbro. Nestled at the end of the cul-de-sac, this large 703 sqm block boasts 3 bedrooms and 2 bathrooms, an open kitchen space, ample dining and living area, an additional living/games room and a roomy backyard, featuring a gabled patio and powered workshop. Please follow along below to learn a little bit more about this beautiful home.

**STREET APPEAL** With outstanding street appeal, 10 Lisbon Place boasts a spectacular array of lush front trees and flowers, offering both serenity and privacy. With an extra-long driveway and tall double-car garage, there is ample parking for large families, guests and all sorts of vehicles. The garage also features rear access, for smaller vehicles, and abundant storage areas and racking.

**LIVING, DINING & GAMES** Step inside and discover an extra large 3-bedroom home. With 185sqm under roof, you are provided with a living area near the entrance complimented with ducted evaporative air conditioning and a gas outlet. Around the corner you are greeted with a beautifully spacious wrap-around kitchen featuring exposed brickwork, which comes equipped with a large island, breakfast bar, big fridge recess and ample cupboards. The open-concept kitchen attaches to a large dining area, with a high, angled ceiling and woodfire heater, keeping you cosy throughout the winter. In addition to all the space featured above, the home has also allowed for extra privacy and entertainment, with an open games room or additional living area just off the minor bedrooms. This spacious area also features a study area built into the wall.

**PATIO, WORKSHOP & BACKYARD** Entertain effortlessly and venture out back to your enormous gabled patio area overlooking the yard and rear gardens. The rear of the block follows the same theme as the front, with trees and flower gardens surrounding your lush grassed area. In addition to a large grassed area and patio area, the property still manages to feature a 6.8m x 4.6m powered workshop; perfect for storage, hobbies and renovations/maintenance. So far; space, practicality and entertainment have been the absolute highlights of this property, and that trend continues along with the rest of the home.

**BEDROOMS & BATHROOMS** Once a 4-bedroom home, the previous owners converted the property into a 3-bedroom residence with extra storage. The already spacious master and ensuite bathroom now features a huge walk-in robe, converted with half of the old 4th bedroom. The other two minor bedrooms come off the games room, both featuring built-in robes. The guest bathroom has also been beautifully renovated, with a stunning bathtub, shower and vanity.

**ADDITIONAL PROPERTY FEATURES:**

- Solar
- Tall Double Garage with Rear Access
- Powered 6.8m x 4.6m Workshop
- Ducted Evaporative Air Conditioning throughout
- Ceiling Fan in Master
- Gas Points throughout
- Study Area
- Renovated Guest Bathroom
- Large Gabled Patio
- Bore Reticulation
- Master w/ Ensuite
- Built-ins in Minors
- Large Kitchen Island
- Woodfire Heater
- Gas Storage Hot Water
- Vacant Home

**RENTAL APPRAISAL \$580+3 x 2** properties with this much space and features are extremely sought after. This home offers itself as the perfect solution to the needs of spaciousness, practicality and entertainment. Do not hesitate, as you will surely miss it. Call Jacob McGavin today on 0499 111 435 for more information or to arrange a private inspection.