

10 Mofflin Avenue, Claremont, WA 6010

DUET

Sold House

Friday, 23 February 2024

10 Mofflin Avenue, Claremont, WA 6010

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 368 m2

Type: House



Susan James

0862247860

\$1,900,000

THE FEATURES YOU WILL LOVEBig on space and low on maintenance, this fabulous modern home is perfect for busy families. Offering high ceilings, spacious living areas, a versatile floorplan, good separation, a well-designed kitchen with plenty of storage, a lovely undercover alfresco and grass for pets and children to play. There is even an above-ground spa! Additional highlights include fresh internal repaint, ducted reverse cycle airconditioning, bamboo flooring, alarm, double garage, reticulated gardens and a separate study. It's a home that ticks so many boxes.

THE LIFESTYLE YOU WILL LIVEWith a gated park at the end of the street, your family will love the lifestyle provided by this beautiful home. From here, you can walk, jog or cycle around Lake Claremont, swim at Claremont Pool or HBF Stadium, swing a club at the Lake Claremont Golf Course or throw a frisbee at the Mount Claremont Oval. Pick up the paper from the local deli, buy fresh produce every Saturday morning at the Farmers Market, enjoy a coffee at one of several local cafes and let the children walk or take the bus or train to one of the premium primary or secondary schools located nearby, or to the CBD. Medical and dental practices and a post office are at the end of the street. It's within the Shenton College catchment and Swanbourne Beach is a short drive away.

THE DETAILS YOU WILL NEEDCouncil rates: \$3,081.71 per annumWater Rates: \$1,928.99 per annumLand Area: 368m²