

109 Alcock Street, Maddington, WA 6109

Sold House

Friday, 8 September 2023



109 Alcock Street, Maddington, WA 6109

Bedrooms: 3

Bathrooms: 1

Parkings: 1

Area: 680 m²

Type: House



Raveen Liyanage
0422358893



Hasi Kodagoda
0894759622

\$400,000

Nestled amidst of plethora of lush local parklands - including the stunning Harmony Fields facility just down the road, this solid 3 bedrooms 1 bathroom brick-and-tile home is the perfect first-buy or investment property and is waiting for your own personal modern touches to be added to it. A gated driveway entrance secures extra parking in front of a single lock-up carport, with a tiled and sunken front lounge room welcomes you once you eventually do step foot inside. A separate kitchen and dining area is also tiled for easy-care living and has a skylight, double sinks, a double storage pantry, a range hood, a gas cooktop and an under-bench oven for good measure. The larger master is the pick of the tiled bedrooms and has its own split-system air-conditioning unit, whilst a practical bathroom - with both a shower and bathtub - helps cater for everybody's needs. Off the dining room, living is doubled by a separate enclosed games room or alfresco, with direct access out to a covered patio for all-seasons' outdoor entertaining. Other features include, but are not limited to:

- Mirrored built-in wardrobes
- Separate laundry, off the kitchen
- Ducted-evaporative air-conditioning
- Split-system air-conditioning in the dining/kitchen area
- Feature ceiling cornices
- Skirting boards
- Security doors and screens
- Remote-controlled single lock-up carport, with drive-through access to the rear patio and yard for extra secure parking
- Block size - 680sqm (approx.)
- Zoning R20/R30

Stroll to bus stops, East Maddington Primary School, Maddington Village Shopping Centre and medical facilities from here, with major arterial roads, more shopping at Maddington Central and the local train station also just minutes away from your front doorstep in their own right. When convenience and potential combine, things start to look very promising indeed - and this delightful residence is no exception!!! Distances to (approx.):

- East Maddington Primary School - 550m
- Maddington Train Station - 2.8km
- Maddington Village Shopping Centre - 700m
- Perth Airport (T1 & T2) - 15.2km
- Perth CBD - 19.8km

Water rates: \$1,045.16 p/a (approx.) Council rates: \$1,560.00 p/a (approx.) For period 01/07/2022 to 30/06/2023

Disclaimer: Whilst every care has been taken in the preparation of this advertisement, accuracy cannot be guaranteed. Prospective purchasers should make their own enquiries to satisfy themselves on all pertinent matters. Details herein do not constitute any representation by the Vendor or the agent and are expressly excluded from any contract.