

11 Camballin Street, Brabham, WA 6055



House For Sale

Thursday, 23 November 2023

11 Camballin Street, Brabham, WA 6055

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 300 m2

Type: House



Zarina Brodie

0430363815

Mid to High \$500,000's

What a delight it is to present 11 Camballin Street, Brabham. Calling all first home buyers, downsizers, and investors! This is an opportunity you won't want to miss! Built in 2016, this beautifully presented home is ready and waiting for its new owner to move in and enjoy! You will be impressed the minute you step inside this 3 bedroom 2 bathroom + Separate Theatre that boasts a practical floor plan with plenty of natural light and great living spaces inside and out and with freshly painted internal walls, that's one big job you won't have to worry about for the next few years. Features inside include master bedroom with ensuite and walk in robe with the 2 other bedrooms being a good size and feature wardrobes. The gourmet kitchen features a 900mm Bellissimo cook top, oven and range hood, overhead cabinets and a kitchen pantry. Other features include Fujitsu ducted reverse cycle air conditioning, a security alarm system, roller shutters to master and bedrooms 2 and 3, solar panels to help reduce your power bills, new vinyl flooring to the open plan and new downlights throughout. Step outside and you will find a low maintenance backyard that is perfect for outdoor gatherings. The patio offers a great space for alfresco dining or simply relaxing and unwinding. With its convenient location, this property is only short drive to The Whiteman Edge Village, cafés, gym, and the many beautiful parks. You can walk your kids to school and not forgetting the Metronet rail line which is under construction. All in making it an ideal choice for families. Don't miss your chance to make this beautiful home yours! Standout features:

- Master bedroom includes ensuite and walk in robe
- Bedrooms 2 and 3 with wardrobes
- Separate theatre/ Bedroom 4
- Open plan living, dining, kitchen with high ceilings
- Gourmet kitchen with 900mm Bellissimo cook top, oven, range hood and a kitchen pantry
- Laundry with overhead cabinets
- Linen
- Freshly painted internal walls
- New flooring to open plan area
- New downlights throughout
- Fujitsu ducted reverse cycle air conditioning
- 6.6kw solar panels
- Roller shutters to Master, Bed 2 and 3
- Security alarm system
- Security screen to front entrance
- Spacious patio
- Double garage with extra storage space

The particulars are supplied for information only and shall not be taken as a representation of the seller or its agent as to the accuracy of any details mentioned herein which may be subject to change at any time without notice. No warranty or representation is made as to its accuracy and interested parties should place no reliance on it and should make their own independent enquiries.