

115B Balga Avenue, Balga, WA 6061

Sold Villa

Monday, 4 September 2023

115B Balga Avenue, Balga, WA 6061

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Type: Villa



Phil Pope

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Contact agent

Doubling as a fantastic investment property as well, this beautifully-presented, fresh and modern 3 bedroom 2 bathroom villa is conveniently nestled in between two other properties on the complex and will interest the likes of first-home buyers and down-sizers alike, due to its low-maintenance features and ultra-convenient location. Making an instant first impression is a welcoming open-plan living, dining and kitchen area that also happens to act as the main hub of the residence. It seamlessly flows outside to a delightful entertaining courtyard that benefits from a splendid north-facing aspect. There is generous storage throughout, and the double garage is large in size, coming complete with its own storage recess for good measure. Best of all, this one is tucked away and virtually out of sight from the street. It really is a hidden gem that is just waiting to be discovered! Features include but are not limited to: - One of just three properties in the complex - Open-plan living, dining and kitchen area with double sinks, a storage pantry, tiled splashbacks and stylish light fittings - Split-system Fujitsu reverse-cycle air-conditioning system in the living space - Stainless-steel range hood - Four-burner gas hotplates - Stainless-steel under-bench oven - Brand-new stainless-steel dishwasher - Breakfast bench, off the kitchen - Paved north-facing rear entertaining courtyard off the living area - Carpeted bedrooms, including a spacious front master suite with a walk-in wardrobe and an intimate en-suite bathroom - complete with a shower, toilet and vanity - Dimmable switch fan in the master suite - 2nd/3rd bedrooms with built-in robes - Large shower in the main bathroom - Small private drying courtyard, off the separate laundry - Separate 2nd toilet - Linen press - Security-alarm system - Sensor security light - Instantaneous gas hot-water system - Reticulated gardens - Professionally-landscaped and designed gardens - by Outerscape - Remote-controlled double lock-up garage with a powered storage area and internal shopper's entry - Two clotheslines - one within the garage and a second outdoors, in the courtyard - Council Rates - \$1,489.55 - Water Rates - \$923.16 THE LIFESTYLE Bus stops and a lush local parklands can be found in every direction, with a host of schools within easy walking distance - Majella Catholic Primary School, Warriapendi Primary School, Balga Primary School, Balga Senior High School and John Septimus Roe Anglican Community School included. The new Roselea Shopping Centre is just a short drive away, as is the stunning Karrinyup Shopping Centre redevelopment that has now been completed, whilst not much further is our pristine Western Australian coastline - you pick the beach. Through multiple freeway access points or a quick trip down Wanneroo Road, you will find yourself experiencing the various bars, cafes, restaurants and entertainment hotspots our vibrant Perth CBD has to offer, in next to no time. Within close vicinity of the new Tonkin and Reid Highway extensions, you will be able to jet off to your next destination from Perth Airport and experience world-class food and wine amongst the vines of our picturesque Swan Valley. Nothing is too far away from your front doorstep, that's for sure. Nest or invest, but don't delay your decision. Contact Phil Pope now on 0416 065 779 today to register your interest! Disclaimer - Whilst every care has been taken in the preparation of this advertisement, all information supplied by the seller and the seller's agent is provided in good faith. Prospective purchasers are encouraged make their own enquiries to satisfy themselves on all pertinent matters.