

11A Maikai Place, Kewdale, WA 6105

House For Sale

Thursday, 16 November 2023



11A Maikai Place, Kewdale, WA 6105

Bedrooms: 4

Bathrooms: 2

Parkings: 4

Area: 319 m2

Type: House



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EXPRESSION OF INTEREST

This cul-de-sac cracker of a brand-new 4 bedroom 2 bathroom single-level residence is perfect for first-home buyers looking to take advantage of the new builder's grant and sits just footsteps away from the lovely Nance Park around the corner, as well as the stunning nearby Tomato Lake parklands. Eligible first home buyers could receive the \$10,000 under first home buyers scheme (<https://www.wa.gov.au/government/publications/about-the-first-home-owner-grant>)

Brand New Great location It also suits families with children attending the Australian Islamic College only a few streets from your front door. This is the desirable "lock-up-and-leave" lifestyle you know you deserve. The front lounge room is carpeted for comfort here, as are all four of the bedrooms. The pick of them all being a larger master suite with a walk-in wardrobe and private ensuite bathroom - sleek stone vanity, shower, toilet and all. An impeccably-tiled open-plan family, dining and kitchen area oozes space and quality in the form of stylish pendant light fittings, sparkling stone bench tops, double sinks, decent pantry storage, a stainless-steel range hood, a gas cooktop, an under-bench oven and a floating central island. Outdoors, a paved entertaining courtyard includes alfresco cover and some protection from the elements. Other amenities within arm's reach include Kewdale Primary School, Belmont Forum Shopping Centre, bus stops and major arterial roads - for easy access to Perth Airport, our picturesque Swan River and our vibrant Perth CBD. So convenient, in so many different ways! Other features include, but are not limited to:

- Alfresco access from the family room
- Mirrored built-in robes
- Separate bath, shower and a stone vanity in the main bathroom
- Separate laundry with under-bench storage and external access for drying
- Ducted air-conditioning
- Down lights
- Feature ceiling cornices
- Instantaneous gas hot-water system
- Double lock-up garage
- Block size - 319sqm (approx.)
- Built in 2023
- Builder B1 Homes
- 4bed rooms 2 bathrooms
- Separate Theatre room
- House area 153sqm
- Total area 198sqm

**** Provided 6.5mm VLAM awning windows to Master suite and Theatre in lieu of sliding windows to suit noise requirements **** Distances to (approx.)

- Tomato Lake - 1.5km
- Kewdale Primary School - 1.6km
- Welshpool Train Station - 2.1km
- Belmont Forum Shopping Centre - 2.8km
- Perth Airport (T1 & T2) - 7.9km
- Perth CBD - 9.9km

Water rates: \$749.19 p/a (approx.) - For period 01/07/2022 to 30/06/2023 Council rates: \$948.00 p/a (approx.) 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.