

# 12/174 Homestead Road, Gosnells, WA 6110

## Sold Villa

Friday, 3 November 2023



12/174 Homestead Road, Gosnells, WA 6110

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Type: Villa**



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**\$375,000**

The living is easy from within the walls of this neat and tidy 3 bedroom 2 bathroom villa that sits just footsteps away from the sprawling Dowitcher Loop Reserve and around the corner from the Gosnells Railway Markets, the Gosnells Hotel, restaurants and more. Stylish timber-look flooring graces the open-plan living, dining and kitchen area that seamlessly flows outside to a large paved courtyard at the rear, where secluded entertaining can be enjoyed. Back inside, a commodious master-bedroom suite defines parental relaxation with its generous proportions, split-system air-conditioning unit and an intimate ensuite bathroom - featuring a shower, toilet and vanity. The main bathroom caters for everybody's personal needs in the form of a shower and separate bathtub. The second and third bedrooms have built-in double wardrobes, ensuring fantastic storage space to complement sleep and study. Other features include, but are not limited to: Security-door entrance, Split-system air-conditioning and a breakfast bar to the living space, Double kitchen sinks - with a water-filter tap, Range hood, Gas cooktop, Under-bench oven, Dishwasher recess, Carpeted bedrooms, Separate laundry with under-bench storage and external access, Solar-power panels, Skirting boards, Double lock-up garage, Easy-care gardens. Everything is in arm's reach of your front doorstep here, including Gosnells Train Station, the Foothills and Gosnells Central Shopping Centres, Gosnells Primary School and even Southern River College. The simple life awaits you! Distances to (approx.): Gosnells Central Shopping Centre - 850m, Gosnells Train Station - 850m, Gosnells Primary School - 1.6km, Perth Airport (T1 & T2) - 17.7km, Perth CBD - 25.8km. Water rates: \$976.59 p/a (approx.) Council rates: \$1650.00 p/a (approx.) Strata fees: 433.13p/q (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.