

12B Lambert Street, Alfred Cove, WA 6154



House For Sale

Wednesday, 24 April 2024

12B Lambert Street, Alfred Cove, WA 6154

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 562 m2

Type: House



Mick Minutillo

New to Market - Contact Agent

Perfectly situated in the highly desirable suburb of Alfred Cove you will find this lovely Hidden Gem surrounded by established gardens and located just moments from the Beautiful Swan River, Tompkins Park and the Attadale Foreshore. Nestled neatly on a Large 562sqm rear Green Titled Lot in a quiet street and opposite Bill Sweetman Park, this lovely home provides a peaceful sanctuary away from all the hustle and bustle of suburban life. As you enter through the welcoming large timber front door you are immediately greeted by the warmth and charm of this lovely home. Featuring American Oak Marie Antoinette Parquet Flooring in the Formal Lounge Room, Master Bedroom and 4th Bedroom, Decorative Feature Wall Paper in some Bedrooms, Quality Pendant Light Fittings, Quality Window Treatments and Curtains throughout, Feature Face Brick and Quality Glass Front Display Cabinets in the Kitchen sets this home apart from the others. The Clever Floor Plan provides Good Separation of Space with a Formal Lounge and Master Bedroom with Ensuite at the Front of the home, a Kitchen / Casual Living and Dining Area forming the Central Hub of the Home with the remaining Bedrooms, Bathroom and Laundry set quietly away behind a sliding passage door. Large Windows looking out to the rear courtyard and Timber Laminate Floors in the Living and Dining areas provide an abundance of warmth and natural light. The Rear Courtyard includes a Nice Undercover Patio Area, Established Reticulated Gardens and Artificial Turf providing an Easy Care, Low Maintenance Private Sanctuary for you to enjoy with your Family. A beautiful shady tree provides lovely, dappled light during the summer months, cooling the home, whilst allowing in the winter sun during the cooler months providing warmth and light. A Secure Double Garage with Electric Roller Door and an Avery which is currently used as a Garden Propagating Shed rounds out the package. Property features include but are not limited to:

- Beautifully Presented Home you would be Proud to Own
- Perfect Location
- Large Master Bedroom with Ensuite and Walk In Robe
- Separate Formal Lounge
- Good Size Kitchen/Family/Dining Area
- American Oak Parquet Floors
- Kitchen with Heaps of Cupboards, Pantry and Microwave Nook
- Gas Cooking Hob, Electric Oven and Dishwasher
- Split System Air Conditioning in Living Room
- Quality Fixtures, Fittings, Window Treatments & Floor Coverings
- 2nd Bathroom Includes Bath & Shower
- Large Windows
- BIRs in Bedrooms
- Nice Alfresco & Patio Area
- Large 562sqm Green Titled Lot
- Double Lock Up Remote Garage
- Established Reticulated Gardens
- 130Litre Gas Storage HWS
- Security Screens on rear doors
- Ample storage including Linen Press
- Color Bond Roof with Insulation
- Home Built in 1998
- All the Work is Done - Nothing to Spend!!

*****First Home Open on Sat 27th & Sun 28th from 1.00 to 2.00pm*****

The current owners have lovingly maintained this beautiful home to a very high standard and enjoyed living here for the past 26 years but its now time to move on to their next adventure. This presents a perfect opportunity for you to make this your family home and to create your very own memories. Located perfectly within easy access to beautiful Swan River Foreshore, Tompkins Park, Point Walter Reserve, Melville Aquatic & Leisure Fit Center and Close to Great Schools, Shops and Public Transport makes this the perfect choice. So what are you waiting for? If you have been looking in the area, then look no further than this beautifully presented and much loved family home. The first to see will buy! For more details or to discuss further please contact Mick Minutillo on 0411 305 885 or email me at mick@diamondrealty.com.au