

15 Paris Way, Karrinyup, WA 6018



Sold House

Saturday, 2 March 2024

15 Paris Way, Karrinyup, WA 6018

Bedrooms: 3

Bathrooms: 2

Parkings: 1

Area: 450 m2

Type: House



Frances Goncalves

0892460050

\$990,000

Auction Sunday 17th March at 3pm. This 3 bedroom 2 bathroom cottage-style character home on a 450sqm survey strata block sits beyond a lush and leafy frontage in one of Karrinyup's quietest and most sought-after pockets. Surrounded by green open spaces including Gwelup Reserve and Ramsey Reserve is this family focused and adoring neighbourhood where life long memories are made and neighbours are like family. A portico entry leads to a welcoming front lounge room, where high ceilings, stained glass windows and solid Jarrah floorboards adds to the character, with a splendid garden aspect looking out towards a hidden circular courtyard under the trees. The light, bright and adjacent kitchen and dining area has stylish light fittings, feature mosaic-tile splashbacks and double Steel Queen sinks, an integrated range hood, a five-burner Bosch gas cooktop, an Electrolux Pyrolux self-cleaning oven and a stainless-steel dishwasher. The private back patio/verandah entertaining deck links the kitchen to the outside via a security door, revealing bi-fold servery windows, shade sails and a lovely view of sunken backyard lawns in the shade down below. All three bedrooms have fans and split system aircons. The contemporary main family bathroom plays host to a shower, toilet, vanity and heat lamps, whilst a separate laundry off the kitchen reveals a cleverly-concealed appliance nook, a fold-out ironing board, a powder room and a separate modern fully-tiled second-bathroom addition with a bathtub, showerhead and twin vanities. Ample driveway parking space for 2-3 cars out front is complemented by space for a second vehicle to park in tandem beyond the remote-controlled lock-up single carport. The budding tradesman of the house will absolutely love the large workshop – or garden shed - at the rear, with a hot/cold outdoor shower perfect for those wanting to wash off the sand after a day at the beach. Extras include built-in linen storage and attic storage with pull-down ladder, feature skirting boards, Foxtel connectivity, double outdoor troughs down the side of the property, under-house storage, security doors and screens, a large rainwater tank, a gas hot-water system and reticulation. So conveniently located, just footsteps away from a fantastic park and playground at the bottom of the street, within walking distance of picturesque Lake Gwelup and the prestigious Lake Karrinyup Country Club and so close to Karrinyup Primary School, the exciting Karrinyup Shopping Centre, Carine Senior High School, Hamersley Public Golf Course, majestic bushland walking trails, beautiful beaches, the freeway, Stirling Train Station, St Mary's School and more. They say home is where the heart is and you will certainly feel that here. Welcome home!

Main features
3 bedrooms, 2 modern bathrooms
Separate front lounge room
Stylish dining and kitchen area with bifold windows
North-facing outdoor patio/verandah entertaining deck
Split-system air-conditioning to lounge & all 3 bedrooms
Private sunken backyard
Single lock-up tandem carport
Attic Storage
Large rear garden/workshop shed
Built in 1965 (approx.)
450sqm survey strata block
Please call or email Frances for an auction pack. Structural and pest reports available. Some photos are not recent and should be used for illustrative purposes only.