

# 15 Wardong Place, Wanneroo, WA 6065

## Sold House

Friday, 23 February 2024

15 Wardong Place, Wanneroo, WA 6065

Bedrooms: 3

Bathrooms: 1

Parkings: 1

Area: 760 m2

Type: House



Dee and Xavier Peacock  
0893004000

## Contact agent

Are you looking for a spacious and versatile property in Wanneroo? If so, you won't want to miss this opportunity to view 15 Wardong Place, proudly presented by Dee and Xavier. This is a rare chance to secure a 3 bedroom, 1 bathroom home on a large 760sqm block, with 3 living areas, multiple parking options, and a separate lock up workshop. Plus, it's located in the r20/40 zoning of the city of Wanneroo, which means you could potentially build 3 dwellings on this site (subject to council approval). This home is situated in a quiet cul-de-sac, just a short walk from the scenic Lake Joondalup and its beautiful parklands. It was built in 1980 and has been well-maintained and updated over the years. As you approach the property, you'll notice the attractive rose gardens, the extra paved parking area, and the enclosed carport that can fit several vehicles. Inside, you'll be impressed by the appealing floorplan, which offers plenty of space for family living and entertaining. You can choose between a carpeted lounge and formal dining area, or a casual living/dining open plan area, both featuring slate flooring. The kitchen is a highlight, with stone benchtops and quality appliances, including a 900mm Westinghouse oven and cooktop. There's also a huge games room that can accommodate any activity you can think of. The main bedroom is a king size room, with mirrored built in robes and semi ensuite access. The other two bedrooms are also comfortable, and share the main bathroom. Outside, you'll love the expansive backyard, with limestone walls and a lush lawn area. There's also a lockable powered workshop that's ideal for any handyman or hobbyist. Some of the other features of this property include:

- A split wall airconditioner in the front lounge
- 13 solar panels to reduce your energy bills
- Roller shutters on front windows plus rear bedroom
- An operational alarm system for your security
- An instantaneous gas hot water system with electric ignition
- 60mm pavers for the front parking area

And let's not forget the location. This property is zoned r20/40, which means you have the potential to subdivide and develop it into 3 dwellings, subject to council approval. This could be a great investment opportunity, or a way to accommodate your extended family or friends. You'll also enjoy the convenience of being close to everything you need, such as:- Wanneroo Primary School - approx 530m- Wanneroo Central Shopping Centre - approx 1 km- Wanneroo Secondary College - approx 1.46 km- City of Wanneroo rates - \$1700 pa -Water Corporation Rates -\$916 pa This is a property that ticks all the boxes, whether you're looking for a home, an investment, or land to develop. Don't miss this chance to secure your future in Wanneroo. Contact Dee today at [dee@platinumrealtygroup.com.au](mailto:dee@platinumrealtygroup.com.au) to arrange a viewing or find out more.

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