

152B Bateman Road, Mount Pleasant, WA 6153



Villa For Sale

Thursday, 13 June 2024

152B Bateman Road, Mount Pleasant, WA 6153

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 167 m2

Type: Villa



David Gooding

Suit buyers above \$829,000

Nestled just one street away from the serene Canning River, in sought-after Mt Pleasant, this delightful 3 bedroom, 2 bathroom villa home offers fantastic convenience and an easy-care lock and leave lifestyle. Built in 1999, this double brick & tile home has been meticulously maintained by the original owner. This home is situated within both the highly sought-after Applecross and Rossmoyne High School Zones. For younger families, local primary schools on Moolyean Rd and Queens Road provide excellent educational options. Property Features

- Covered entry porch with an external motion sensor light, overhead door light, security screen door, doorbell, and key lockbox.
- Main bedroom features an ensuite with single vanity, shower and toilet, reverse cycle air conditioner and walk-in wardrobe with a built-in safe.
- Bedroom 2 includes a built-in robe.
- Bedroom 3 features a built-in robe and reverse cycle air conditioner.
- Family Bathroom has recently undergone a modern renovation and is complemented by a separate toilet.
- Versatile Living: Formal lounge (or study) and a spacious open plan family and dining room with tiled flooring, reverse cycle air conditioner, gas bayonet point, NBN connection, TV aerial point.
- Kitchen is equipped with a gas hotplate, electric oven, and plumbing for a dishwasher, leading to the laundry room with built-in linen and overhead cupboards.
- Outdoor Living: The family room opens to a paved and covered patio great for entertaining family and friends.
- Security: All opening windows are equipped with security screens and locks.
- Double garage with an automatic roller door and internal storeroom.
- Front garden with manual reticulation from tap.
- Electric water heater is regularly serviced, with the latest anode replacement in May 2024.
- Survey strata home with NO strata levies.

Enjoy easy access to the freeway, a short walk to Bull Creek train station, bus stops meters from your doorstep to Westfield Booragoon and the train station and local amenities such as a petrol station, cafes and shops on Cranford Avenue are within an easy walk. This well-appointed and maintained home provides a comfortable and convenient lifestyle in a prestigious location. Don't miss out on this unique opportunity - contact David Gooding from Acton belle property today for inspection times or to arrange a viewing on 0400 755 213.

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