

154B Holbeck Street, Doubleview, WA, 6018

Sold House

Wednesday, 21 June 2023

154B Holbeck Street, Doubleview, WA, 6018

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Type: House



Dirk Jooste
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MORE THAN MEETS THE EYE!

Suits Buyers In The \$800,000's.

THE SELLERS RESERVE THE RIGHT TO ACCEPT AN OFFER WITHOUT NOTICE PRIOR TO THE CLOSING DATE.

Tranquilly tucked away to afford access via both Holbeck Street - through a side gate - and from Carlton Lane at the rear, this private 3 bedroom 2 bathroom residence offers both functionality and flexibility in the form of a spacious loft that can be whatever you want it to be.

Generous enough to even be partitioned into a fourth bedroom and leave extra space for hobbies and activities, the home's upper level is huge and works perfectly as a combined home office and lounge area - if not a fourth bedroom or teenager's retreat. It is carpeted for complete comfort and plays host to split-system air-conditioning and an access door into the roof for potential future storage.

Downstairs, gleaming wooden floorboards seamlessly link everything together, inclusive of a large open-plan family, dining and kitchen area that has its own split-system air-conditioning unit, as well as a gas bayonet for heating. The kitchen itself plays host to an island breakfast bar with double sinks, glass splashbacks, a powered microwave nook, a corner pantry, a range hood, an Ariston five-burner gas cooktop/oven and a stainless-steel dishwasher of the same brand.

Off the main living space, you will also find a paved outdoor alfresco-entertaining area with a soaring pitched patio on an angle that helps protect everyone from the elements. The paved drying courtyard can also be found next to where you will probably spend most of your time, especially late on a hot summer's day when those sensual sea breezes tend to well and truly filter in. Completing the package is an over-sized remote-controlled double lock-up garage with a powered storage area, high ceilings, internal shopper's entry and direct access from the back laneway.

You will absolutely love living within a stone's throw of food and coffee options along both Sackville Terrace and nearby Scarborough Beach Road (including Little Sisto around the corner), with bus stops, lush local parks, St Dominic's Primary School, the International School of Western Australia, beautiful Scarborough Beach and the newly-completed multi-million-dollar Karrinyup Shopping Centre redevelopment just minutes away in their own right. The convenience of the freeway, Stirling Train Station, more shopping at Primewest Gwelup and Westfield Innaloo, Churchlands Senior High School, Hale School, Newman College and even St Mary's Anglican Girls' School are all within a very close proximity, as well. What an impressive location!

AT A GLANCE

3 bedrooms, 2 bathrooms

Lined security-door portico entrance, off the rear laneway

Massive upstairs loft/office/lounge room - or potential 4th bedroom - with roof-space access for future storage options

Timber floorboards to the downstairs open-plan family/dining/kitchen area with a dishwasher and more

Covered outdoor alfresco-entertaining - and drying - courtyard, off the main living zone

Carpeted lower-level bedrooms - including a huge master suite with a walk-in wardrobe and a private ensuite bathroom comprising of a shower, toilet and vanity

Spacious 2nd bedroom with a walk-in robe (connecting with the master WIR)

3rd bedroom with a BIR

Stylish main downstairs bathroom with a separate bath and shower

Separate laundry with a linen press, over-head and under-bench storage, tiled splashbacks and external/side access

Separate 2nd toilet - also on the ground level

Wraparound under-stair storeroom

Feature skirting boards

Feature down lights
Venetian blinds throughout
Outdoor power points
Gas hot-water system
Large double lock-up garage with storage space and shopper's entry
Low-maintenance manually reticulated gardens
Gated side access from Holbeck Street for peace of mind

LOCATION

50m to nearest bus stop
650m to Newborough Primary School (intake area)
900m to Karrinyup Leisure Centre
1.2km to St Dominic's Primary School
1.4km to Doubleview Fresh IGA
1.6km to the International School of Western Australia
1.7km to Karrinyup Shopping Centre
2.5km to Stirling Train Station
2.8km to Westfield Innaloo
3.2km to Scarborough Beach
3.8km to Churchlands Senior High School (catchment zone)
12.0km to Perth CBD

Disclaimer - Whilst every care has been taken in the preparation of this advertisement, all information supplied by the seller and the seller's agent is provided in good faith. Prospective purchasers are encouraged to make their own enquiries to satisfy themselves on all pertinent matters