

**16 Ellis Street, Wongan Hills, WA 6603**



**House For Sale**

Friday, 19 April 2024

**16 Ellis Street, Wongan Hills, WA 6603**

**Bedrooms: 5**

**Bathrooms: 2**

**Parkings: 4**

**Area: 1133 m2**

**Type: House**



Jenni O'Neil

0456180721

**\$420,000**

A rare find, this 163 m<sup>2</sup>, 5 X 2 residence on 1133m<sup>2</sup> block boasts outstanding family appeal with its many features and fantastic location. This Property is ideally situated adjacent a Nature Reserve with views of the hills in the distance on a quiet street location in Wongan Hills. Whether you're looking to re-locate or upgrade, this home offers plenty of room for family and friends to enjoy get-togethers and weekends away, or simply just an ideal property all round, for any family. Perfect for modern family living and entertaining this generous home provides a unique opportunity in a peaceful community that has all essential services and amenities. Such a home is limited in availability in the area. This 5 X 2 home features a convenient floorplan, large lounge/living room, modern kitchen with adjoining nook, 5 bedrooms or 4 and a home office if so desired. Separate central dining, fully renovated ensuite in master with WIR. 4 x Bedrooms have built in robes. New carpet recently installed in 3 b'rooms, one of these, features a large WIR and R/C aircon, perfect for guests or teenage retreat. Outside, the large fully enclosed reticulated yard features a low maintenance lawn area, fruit trees, a whopping 17 x 4.6m Alfresco area, in addition a large back veranda, below ground pool with paved surrounds and attractive shade sails. Limestone retained garden beds, cubby house, sandpit, a 6 x 3 garden shed with lean to and 4,500 L rainwater tank. From the back yard distant views of the spectacular hills can be enjoyed, not often possible when a property is also conveniently located near the school and other essential services. With so much to offer this property deserves an inspection. Features include but not limited to; • 163 m<sup>2</sup>, 5 x 2 Brick and Iron Home on 1132m<sup>2</sup> block • Solar-5 KW Solax inverter with 6.6kw worth of solar panels • Below ground pool with new cell chlorinator (cleaned and checked on a regular basis by pool cleaning company) with pool cover & shade sails • Orbit reticulation System to all lawn areas and retained garden Beds • 17 x 4.6 Alfresco with external arial port • Modern kitchen with Bosch D'washer and U/S water filtration • Ducted Evaporative A/C, 2 X R/C Air con and ceiling fans throughout • Electrolux 600mm Wall Oven, 4 burner gas cooktop Loads of kitchen storage including walk-in pantry and extra 450mm pantry • Saxon Wood fire heater with fan Fully enclosed rear yard, c'bond fencing and rear access via 2 car carport 4,500 ltr Poly Rainwater tank, fruit trees, cubby and sandpit • Quiet, convenient location with all essential services and amenities. • This property is currently leased at \$500 p/w please call for more info regarding current lease agreement term. For more Information or to book an Inspection please contact your locally based Representative, Jenni O'Neil M 0456 180 721 E [jenni.oneil@ruralwa.rh.com.au](mailto:jenni.oneil@ruralwa.rh.com.au)