

171 Parmelia Avenue, Parmelia, WA 6167



Sold House

Wednesday, 23 August 2023

171 Parmelia Avenue, Parmelia, WA 6167

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 680 m2

Type: House



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\$492,000

Another Coulson&Co Pre-Launch : Investment Opportunity Exclusive Pre Launch Opportunity: Available to buy before it goes live on the Major Websites WATCH VIDEO WALKTHROUGH FOR DETAILS - Click 'video' button in 'Helpful Links' section. PRICE GUIDE : HIGH \$400,000s - Offers are expected in or above this range - ALL offers will be presented to the sellers for consideration. As we are experiencing an Ultra competitive market we recommend submitting your best and highest offer for the Sellers consideration. RENTAL APPRAISAL | \$530-\$550 per week. Build year 1990 Block size 680 Current Status : Owner occupied LOCATION OF CONVENIENCE, approximately 700m to Wellard train station and shops. Great family starter home or investment property. FEATURES YOU WILL LOVE : Double remote garage with shoppers entrance to kitchen Security screens to front & shoppers door Main bedroom with walk in robe & new carpets Front formal lounge with floorboards with gas bayonet Kitchen with overhead cupboards, dishwasher & stainless steel appliances Study / 4th bedroom with floorboards & built in shelving 3rd & 4th bedroom with new carpets Open plan meals / lounge with reverse cycle air con Main bathroom with separate bath & shower Laundry with built in cabinets Gabled patio / outdoor entertaining area Solar panels Bore automatic reticulation Big Shed Ducted evap air con *While all details listed are presumed to be correct at time of publishing buyers must perform their own due diligence. Tell me more about the benefits of Pre Launch campaigns for Buyers and Sellers : Are you in the market to buy? Send an email enquiry through on this listing and you will be added to Kwinana's most extensive buyer list, gaining exclusive access to Coulson&Co's Pre Launch Properties. As the number 1 selling agency in Kwinana, we have a greater number of buying opportunities to offer you. Looking to sell? Discover how we can sell your home in less than 30 minutes using our highly effective Pre Launch campaign. Benefits of our Pre Launch approach include: Minimal property preparation No home opens required Stress-free process Option to rent back while you search for your new home if your property is on a 300sqm or larger lot, does not require major renovations, and has the potential to achieve a rental yield of 5.7% - 6% (we will provide a precise calculation for you), we are eager to explore the opportunity of bringing you an offer within 7 days. Best of all, it will require less than 30 minutes of your time and absolutely no commitment or upfront costs. *While every effort has been made to ensure information is current and correct at the time of publication, buyers must conduct their own due diligence