

18A Station Street, Guildford, WA 6055



Sold House

Tuesday, 15 August 2023

18A Station Street, Guildford, WA 6055

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Type: House

\$780,000

FIXED DATE SALE - ALL OFFERS PRESENTED ON MONDAY 24th JULY 2023 UNLESS SOLD PRIOR

If you are looking for a new family home or the perfect investment, this Federation inspired red brick cottage on the doorstep of the iconic Swan Valley is the one for you. Situated in the heart of Guildford, where you can spend your weekends browsing the historic shops and vintage second-hand stores with the Swan River ever so convenient. You will fall in love with this stunning cottage which has plenty of charm to offer. Set in a tucked away cul-de-sac just minutes away from the Perth airport, Guildford Grammar School, cafes, and shops - this property comes with so many features and only a couple of minutes' walk to the train station at the end of the street. Built in 1991, this cottage can easily be a 4-bedroom home with a rumpus room upstairs. Or a 3x2 with large study and parents or teenage retreat overlooking the first floor and opening out to its own balcony. Sit here with your glass of wine and watch the planes come in or the perfect platform if working from home on a nice day.....this property will not disappoint. As you enter the front door you pass the master bedroom with a beautiful bay window and features a beautiful round leadlight window. The master has a large walk-in robe and ensuite. To the left is the formal lounge/dining area with beautiful big windows overlooking the front porch and tree lined street. Yes, It's that picture perfect. Move on through to the rear of the property which opens to high ceilings and large windows is the open plan kitchen/living area. The kitchen boasts a huge bench that can double as a breakfast bar, gas cooking appliances, stainless steel oven and dishwasher. There is also a walk-in pantry and ample storage. The back features French doors that open to the rear courtyard area which is private and secluded with a large garden shed and grass for the dog as well. There are two further queen-sized bedrooms both with large built-in robes that share the main bathroom, which has plenty of room and a bathtub. The large laundry has double linen cupboards for even more storage. Features: * 3 large bedrooms, master with bay window * Built in robes and walk in robe to master bedroom * 4th bedroom or study upstairs * 2 Bathrooms, main with bathtub * 2 toilets and internal laundry * Formal front lounge and dining space * Open plan tiled living area * Large kitchen with a huge bench top that doubles as a breakfast bar * Gas cooking appliances, stainless steel oven * Dishwasher and walk in pantry * High ceilings to rear of the home * Upstairs rumpus room leading out to the balcony * Storage space at stair well * Slow combustion heater * Ducted reverse cycle air-conditioning * Large garden shed * Lovely courtyard gardens * 2 Open car spaces for parking * Close to the Perth airport, main roads and public transport * Within walking distance to Guildford Grammar School Located just a couple of minutes' walk to the train station and Guildford Grammer School. If you like Sunday morning walks then take a short walk down the road to a variety of cafes for breakfast or the Rose and Crown for a relaxed Sunday afternoon beer or Sunday Session. So many choices with the Guildford Hotel, The Woody or a burger at the famous Alfreds Kitchen. This location is amazing. Rates - approx - \$2718 Water - approx - \$1315 If you would like to know more about 18A Station Street Guildford, please contact Paul Ross for a price guide and further information.