

19 Woolgar Way, Lockridge, WA 6054

Professionals

Sold House

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Bedrooms: 3

Bathrooms: 1

Parkings: 3

Area: 693 m2

Type: House



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\$430,000

Seize the opportunity to begin home ownership in style with this Retro 70's built 3 Bedroom home in a quiet, Family-friendly location. Situated close to everything, you're just a short drive to either of Galleria or Midland shopping precincts, and a leisurely 2 minute drive to the Beautiful Swan Valley - your new home couldn't be any more central. The front yard is shaded with mature trees, and surrounded by fencing that could very easily be made even more secure by adding a front gate. The tiled, front porch leads you inside to a Spacious carpeted Lounge Room with air conditioning and built-in cabinets. This room is large enough for the biggest of couches, and overlooks the entire front yard. The main Bedroom is huge, and features built-in cupboards on both sides of the bed - another room with views of the front yard. 2x carpeted minor bedrooms offer additional space for everyone, with the middle bedroom featuring built-in cupboards and desk space. This room would just as easily make an ideal study or home office. Your Central Kitchen/Dining area provides you with all you need to get started, featuring an upright Gas cooker, built-in pantry and overhead cupboards. Step outside to a magical space with different sections of yard allowing scope for your imagination to run wild. There's a bunch of shady trees, with a paved Patio area, a separate paved Pergola area too with a brick, wood-fired BBQ, a Powered Workshop with roller door, and two more garden sheds. Add to all this a couple of Rainwater tanks, a space for your vegie garden and a couple of fruit trees already in place, and before too long you'll be living off your own self-sustained produce.

ADDITIONAL INFORMATION:

- Built approximately 1971
- Brick Veneer & Iron Roof construction
- Easy care Front gardens
- Tiled Front Porch
- Ducted Reverse cycle Air Conditioning
- Spacious, separate Lounge Room
- Central Kitchen/Dining with Gas cooking
- Built-in robes to two bedrooms
- Bathroom with Shower & single vanity
- Large Laundry & WC
- Cooling-only wall A/C to front Lounge room
- Linen Cupboard + Broom cupboard

OUTSIDE FEATURES:

- Paved Patio area
- Separate, paved Pergola with Brick BBQ
- Large, Powered Workshop with Roller door (Lined & insulated)
- Large Garden Shed + second Garden shed
- 2x Rainwater Tanks
- Vegie Garden area
- Citrus trees
- High-roofed Carport
- Gas instant Hot water system

Land area: Approx 693m² • Zoned R20/35 area • Shire Rates: \$1,550.00 per annum approx. • Water Rates: \$977.05 per annum approx. Once you move to this location you will never want to leave - You are so central that everything seems just minutes away; Approximate Distances below; * Woolgar Park :200m* Grimrey Oval: 350m* Rosher Park: 600m* Lockridge Primary School: 950m* Alton Shopping Centre: 1.8km* Swan Active Community Centre (Pools, Gym, Sports): 2km* Swan Valley: 3 minute drive* Galleria Shopping Centre: 10 minute drive* Midland Gate Shopping Centre: 12 minute drive* Airports: 14 minute drive* Perth CBD: 22 minute drive

Call today to arrange an inspection, or check the website for our next scheduled home open time. **NOTE:** This property description provided is for general information purposes only. Professionals Wellstead Team believes that this information is true & correct but it does not warrant or guarantee the accuracy of the information. Prospective Buyers are asked to undertake independent due diligence regarding the property, as no responsibility can be accepted by Professionals Wellstead Team for any information that may be deemed incorrect.