

198 Watts Road, Wilson, WA 6107

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propertyco.**

Sold House

Thursday, 5 October 2023

198 Watts Road, Wilson, WA 6107

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 500 m2

Type: House



Luke Langford

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\$1,150,000

This stunning two-story riverside home, conveniently located just a short walk from Canning River Parklands and Lo Quay Café, Offers spacious and modern living that caters to a wide range of discerning buyers. Built in 2007, The size of this property really will surprise, This residence boasts four generously sized bedrooms, two large bathrooms, 3 living spaces and an outdoor kitchen the dream of so many buyers. Situated on a low-maintenance 500sqm green title block, this property features effortlessly managed reticulated gardens, a double garage with internal access, reverse cycle air conditioning, and a generously sized and adaptable upstairs loft. with Air-con. This loft space can serve as an ideal area for teenagers, a home office, or even another living area, providing endless possibilities for its use. The outdoor space is truly unique, featuring a timber-lined alfresco ceiling designed for enjoying warm evenings and the splendid summers of Perth with remote controlled blinds. You'll be captivated by the outdoor kitchen, built-in BBQ with a huge amount of bench space and storage - please note outdoor fridge is not included in the sale but the sellers are happy to leave the outdoor TV & sound bar. WHY YOU SHOULD PUT THIS ON YOUR MUST SEE LIST:- Freshly Painted throughout - 4 Large Bedrooms & 2 Renovated Bathrooms- Expansive ensuite bathroom with a double vanity.- Outdoor kitchen and BBQ area that's perfect for enjoying summers in your new home.- Remote controlled outdoor blinds- Roller Shutters to windows - New Blinds throughout - An open-concept living, dining, and kitchen area, complemented by a formal lounge.- Gated front yard offering additional privacy and security.- Beautiful, nearly new floorboards in the main living areas.- Gas fireplace in the main living room and a gas bayonet outside for your BBQ.- Double lock-up garage with internal access and extra storage space. THE LIFESTYLE YOU WILL LIVE This stylish and modern home is in a premier pocket of Wilson. Sitting within a short distance to Lo Quay River Cafe and the Canning River and surrounded by parklands and nature reserves. If you are into running or walking, there is a 6km trail looping the Canning River. There is also easy access to the river for water sports such as kayaking. You'll enjoy easy access to shopping and entertainment precincts (Westfields Carousel, Stockland Riverton, cafes, and restaurants), schools, public transport links, plus quick access to the CBD and Perth Airport. ESTIMATED RENTAL RETURN This house has the potential to yield a rental income of \$700 per week in the current market. It is an excellent option for investors seeking a low-maintenance investment property. Don't miss out on the opportunity to call this near new dream home your own. Embrace a modern lifestyle and enjoy the comfort and convenience of this stunning home. THE DETAILS YOU WILL NEED- Block: 500sqm- Building Size 250 (approx)- Age: 2007 KBE Build- Council rates: \$2400 (approx.)- Water rates: \$1400 per annum (approx.) For further information about this remarkable property, kindly reach out to agent Luke Langford at 0493 672 956 or luke@ascentpropertyco.com.au Please note: All dimensions and measurements, including those on the floorplan, are approximations. Buyers are encouraged to rely on their own measurements while visiting the property. Distances to amenities are also approximate and sourced from Google Maps. All estimated outgoings are subject to change without prior notice.