

# 2/2 Planetree Pass, Canning Vale, WA 6155

**Professionals**

## Sold House

Friday, 27 October 2023

2/2 Planetree Pass, Canning Vale, WA 6155

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 381 m2

Type: House



Khush Monga  
0894599000



Rohit Monga  
0894599000

**\$630,000**

Contact for Obligation market Free appraisal Khush Monga 0411094249/ Khush@ppre.net Rohit Monga 0413253244/ Rohit@ppre.net Generous opportunity to Nest or Invest!! No Strata Fees Nestled in the idyllic heart of Canning Vale, this meticulously maintained residence epitomizes an unrivaled blend of elegance and comfort. Boasting 3 bedrooms, 2 bathrooms, a theatre and a generously proportioned double garage, this home represents the pinnacle of contemporary living within a tranquil and picturesque setting. The residence is well-connected to public transportation, benefiting from multiple nearby bus routes. This prime location offers easy access to essential amenities, including schools, parks, and shopping. The double garage adds further practicality to this charming property, making it an ideal haven for comfortable and eco-conscious living. House welcomes you through a well-manicured front yard into this beautiful low-maintenance house.

**Master bedroom** The spacious master bedroom offers ample room for comfort, complete with a convenient walk-in robe for your wardrobe needs. Its ensuite is well-appointed, featuring a shower, toilet, and a stylish vanity for your daily grooming and relaxation.

**Other bedrooms** Both of the additional two bedrooms are generously proportioned and come equipped with practical built-in robes, providing ample storage space and convenience, and wooden flooring. One comes with a ceiling fan as well.

**Living area** The open-plan living area is perfect for entertaining. It features a lounge room, dining room, and kitchen. Lots of natural light through out the area with access to the outdoors.

**Kitchen** The kitchen is well-equipped with stainless steel appliances, including a dishwasher, oven, and gas cooktop. There is also a large island bench with plenty of storage space.

**Features**

- 3 bedrooms with built-in robes
- A separate Theatre/formal living room
- Master bedroom with ensuite and walk-in robe
- Open plan living area with lounge room, dining room, and kitchen
- Well-equipped kitchen with stainless steel appliances including a dishwasher
- 2 bathrooms
- A small pool
- Separate Laundry
- Double garage

**Extras:**

- No Strata Fees
- Land Area: approx 381sqm
- Ducted Evaporative system
- Security Cameras Installed
- Garden shed
- Feature timber flooring
- Dishwasher in kitchen
- Wooden flooring in all bedrooms and theatre room- No carpets

**Proximity (derived from Google Maps):** Approximately 2.5 kms to Canning Vale College  
Approximately 3.3kms to Canning Vale Primary School  
Approximately 1.0kms from Caladenia Primary School  
Approximately 1.2km from Nicholson Central  
Approximately 1.7kms from Forest Lakes Shopping Centre

The home is perfect for first home buyers, downsizers, or investors. It is located in a popular area and is close to all amenities. Please contact us to organize a viewing: Khush Monga at 0411094249 or email at khush@ppre.net Rohit Monga at 0413253244 or email at Rohit.monga@ppre.net