

**2/5 Melita Drive, Helena Valley, WA 6056**



**Sold House**

Monday, 28 August 2023

2/5 Melita Drive, Helena Valley, WA 6056

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Area: 271 m2**

**Type: House**

**\$505,000**

I am proud to welcome to the market this beautiful 3 bedroom, 2 bathroom contemporary designed homestead property to the Helena Valley market. Built in 2014, this property offers an ease free lifestyle located in the highly sought-after Brookville Estate. Ready to impress the most discerning of buyers, moments from the Midland Precinct, along with all that the Swan Valley has to offer. This wonderful home will appeal to first home buyers, upgraders, or downsizers. For a savvy investor, this properties potential in rental boasts a strong rental yield. As you enter the home, you are welcomed with high ceilings to the entry, living, kitchen, dining, laundry, and master bedroom. The master bedroom is large in size with a walk-in robe and ensuite, Walking through to the open plan living, dining, and kitchen, which is well appointed with ample storage along with the laundry and shoppers entrance from the garage conveniently located. Stepping to the right of the property are two large bedrooms with robes, along with the main bathroom and powder room. Located near all the amenities that you desire, including local parkland's, shops, schools & transportation routes. Along with all of the local amenities, we are located approx. 25 mins from Perth and less than 15 mins to Perth domestic and international airports. Some features include: Master bedroom boasting walk-in-robe and an immaculately presented en-suite Open plan living/dining area with air-conditioning The modern kitchen has an abundance of cupboard space, top quality appliances, and finishes High ceilings to the living, dining and kitchen, and master bedroom The living area flows effortlessly outside to the courtyard Large secondary double bedrooms with built-in robes Family bathroom servicing the secondary bedrooms Well presented laundry with ample storage Private courtyard, fully fenced Double garage with a secure shoppers entry Council Rates: Approx. \$2,294 per annum Water Rates: Approx. \$1,099 per annum Strata Fees: Approx. \$371 per quarter Disclaimer: The particulars of this listing have been prepared for advertising and marketing purposes only. We have made every effort to ensure the information is reliable and accurate. However, clients must carry out their own independent due diligence to ensure the information provided is correct and meets their expectations.