

**20/30 Winchester Place, Ballajura, WA 6066**



**Sold House**

Wednesday, 23 August 2023

20/30 Winchester Place, Ballajura, WA 6066

**Bedrooms: 3**

**Bathrooms: 1**

**Parkings: 2**

**Area: 254 m2**

**Type: House**



Joe Cipriani  
0417948078

**\$395,000**

UNDER OFFER BY JOE CIPRIANI You will be impressed by this spacious 3 bedroom family home on an easy-care 254m<sup>2</sup> block which boasts a surprisingly spacious building size with no common walls and a double carport. Neatly positioned in a strata group and a child friendly street, this 1997 built home located in the popular part of central Ballajura where only local traffic will pass...perfect for first home buyers, investors or retirees. Featuring an entry and front lounge to the right, which leads to the open plan living area with tons of natural light, where you are next to Cassowary Park adding to the sense of peace and tranquility. The living area features a vaulted ceiling creating the sense of space which opens on to the beautiful patio courtyard area just perfect for entertaining. The outdoor area is nicely set out which allows you to potter in the low maintenance courtyard and garden. Offering a good sized master bedroom with semi-ensuite and built in robes. The adjoining bedrooms are off to one side both with built in robes, sharing the central bathroom with bath and shower. Second toilet is separate. Close by you have an abundance of amenities including shopping options, public transport, choice of local schools including Ballajura Community College, Mary MacKillop Catholic Community Primary, 1.3 km to Ballajura City Shopping Centre plus Cassowary Park right next door. To avoid missing this outstanding opportunity, contact selling agent Joe Cipriani on 0417 948 078 and present your best offer. FEATURES:- 3 Bedroom- Large kitchen with gas cook-top- 1 Bathroom - 2 WC- 2 Vehicle carport- Evaporative Air Conditioning- Large gable patio- Lockable storeroom- Gas connected Space: 126 m<sup>2</sup> Block size: 254 sqm Strata/ Reserve Levy: \$460 Per Quarter Built 1997