

207 Dawson Avenue, Forrestfield, WA 6058



House For Sale

Wednesday, 12 June 2024

207 Dawson Avenue, Forrestfield, WA 6058

Bedrooms: 4

Bathrooms: 2

Parkings: 4

Area: 709 m2

Type: House



Susanne Broido
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From \$645,000

Welcome to 207 Dawson Avenue, a truly exceptional property now on the market for the first time. Situated on a landscaped yet easy-care 709 sqm block, this home has been created with family living in mind and has been thoughtfully modernised to create a comfortable and practical living space. The heart of this home is the large open space kitchen/dining/living area with access to the outside entertaining area. This spacious home has a great layout with two living areas and excellent separation of space. The master suite is generous in size and is complete with a walk-in robe and an ensuite. The three remaining bedrooms are situated on the opposite side of the home and share the use of a family bathroom with a bath and shower, as well as a separate toilet. The outdoor spaces of this property are equally impressive, featuring multiple entertainment areas, established lawns, and a garden shed. While this residence showcases incredible potential, some fresh painting and new carpets or flooring would further enhance its appeal and value. You are in a fantastic location in one of Forreestfield's best pockets, within 25 minutes from Perth CBD and 10 minutes to the airports, offering a connected and comfortable lifestyle with its prime location only minutes away from great schools, shops, bus stops, train station, and access to Roe and Tonkin Highways.

Property Facts:

- 4 bedroom, 2 bathroom residence
- Fantastic functional floor plan offering excellent separation of spaces
- Spacious open-plan kitchen/living/dining with access to the patio
- Extensive kitchen with electric cooktop, dishwasher, pantry, kitchen island with breakfast bar, and a study nook
- 2 living areas
- Main bedroom with walk-in robe and ensuite
- Good-sized 2nd, 3rd, and 4th bedrooms, 2 with built-in robes
- Family bathroom with bath and shower, and separate toilet
- Beautiful solid floorboards in the open space area
- Split system air-conditioning and ceiling fans
- Double-glazed windows in Bedroom 1 and the lounge room
- Spacious laundry
- Plenty of internal storage
- Private entertaining patio
- Landscaped gardens and big lawn area with room for a pool
- Carport with remote control door and room for extra parking
- Garden shed
- Brick and tile home built in 1979 on a 709 sqm block

Location: Fantastic location close to many amenities in the heart of Forreestfield

- Walking distance to Dawson Park Primary School, Dawson Park, and Darling Range College
- A short stroll to Forreestfield Shopping Forum
- Easy access to Roe and Tonkin Highways
- 25 minutes to Perth CBD
- 10 minutes to the airports
- 5 minutes to High Wycombe Train Station
- 15 minutes to Midland Shopping Centre
- 15 minutes to Carousel Shopping Centre
- 10 minutes to Kalamunda Village and the Perth Hills

Outgoings: Water Rates: \$900 pa (approx.) Council Rates: \$2,250 pa (approx.) You will find that this low-maintenance and easy-care home represents amazing value, be quick to secure your future in the fast-growing suburb of Forreestfield. For further information, please call Susanne Broido at 0499 770 237

Disclaimer: This information is provided for general information purposes only and is based on information provided by the Seller and may be subject to change. No warranty or representation is made as to its accuracy and interested parties should place no reliance on it and should make their own independent enquiries.