

21 Barney Road, Alkimos, WA 6038

Sold House

Sunday, 12 November 2023

21 Barney Road, Alkimos, WA 6038

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Area: 284 m²

Type: House



Ben Noakes
0406724614

Contact agent

Whether you're looking for your perfect lock and leave option, your ideal first home, downsizer or an addition to your investment property portfolio, then this is the home for you! Constructed in 2020, this modern home boasts three bedrooms, two bathrooms, and sits on a 284sqm lot, promising a superbly low-maintenance lifestyle or investment opportunity. The front of the home features three spacious bedrooms with the master suite featuring a modern ensuite, walk-in-robe, and a sliding door providing direct access to the front courtyard. Both minor bedrooms include built-in-ropes. The family bathroom, that separates the minor bedrooms, includes a bath and separate WC. At the heart of home, you will find the open plan living area. The modern kitchen features quality 900mm appliances including a gas cooktop, dishwasher, large fridge recess, stone bench tops, a generous island bench top providing ample bench space and storage, and a walk-in-pantry. In the bright and airy open living/dining area, you'll find high ceilings, and each has its own designated space. A sliding door from the living area grants access to a paved alfresco area and an artificial-turfed backyard, making maintenance easy and creating a seamless transition between indoor and outdoor spaces. Located just a stone's throw from Northshore Christian Grammar School, a short walk to landscaped parks and playgrounds, and easy journey away from the stunning Shorehaven Beach and Waterfront Park - there's plenty on offer in this wonderful community. The home is currently rented for \$500/week with the lease expiring in December. Property Features Include:

- Vinyl flooring to main floor area.
- Carpets to bedrooms.
- Reverse cycle air-conditioning throughout.
- LED downlights throughout home, including feature pendant light above island bench.
- High ceiling throughout.
- Double remote garage accessed from the rear lane way.
- Galley laundry with large linen recess with shelving and sliding door that provides direct access to outside.
- TV brackets to living, master suite & bedroom 2.
- Painted feature walls to all bedrooms, living & dining areas.

The outgoings: - Council rates: Approx \$1,700 per annum. - Water rates: Approx \$997.77 per annum. For further information please contact Ben Noakes today. Mobile: 0406 724 614 Email: ben@harcourtsempire.com.au