

21 Heath Road, Kalamunda, WA 6076

Sold Duplex/Semi-detached

Wednesday, 10 April 2024

THE AGENCY

21 Heath Road, Kalamunda, WA 6076

Bedrooms: 2

Bathrooms: 1

Parkings: 4

Area: 144 m2

Type:

Duplex/Semi-detached



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\$640,000

Welcome to 21 Heath Road, Kalamunda, a beautifully presented duplex that offers an ideal blend of modern living, convenience, and style. Set on a 401sqm lot in the heart of Kalamunda and benefiting from no strata fees, this property is a standout with its extensive renovations and updates, offering an impeccably high standard of living. The home showcases quality throughout, featuring a spacious open-plan kitchen, dining, and living area, along with a study nook. The modern kitchen is equipped with a gas cooktop, electric oven, double sink, integrated dishwasher, pantry, and ample storage. The two generously sized bedrooms, each with built-in robes, share a well-appointed bathroom with a shower and toilet, conveniently located next to the laundry and a separate toilet. Unique indoor-outdoor integration is achieved with private front and rear courtyards, providing serene privacy and multiple entertaining areas, including the patio at the rear of the property. The garden area is designed for easy care and is reticulated. For secure parking, there's a carport and an additional paved parking bay, set back from the footpath and enhanced by a brick fence with lockable gates for added privacy and security. This home is perfectly suited for those seeking a low-maintenance, lock-and-leave lifestyle. Whether you're an active couple, downsizer, first home buyer, or investor, this property, built in 1985 and thoughtfully modernised, offers an exceptional living experience.

Property Facts:

- 2 bedrooms, 1 bathroom residence
- 2 generously sized bedrooms, each with built-in robes
- Fantastic functional floorplan offering excellent separation of spaces and no stairs
- Open-plan kitchen, dining, living areas, and a study nook
- Spacious kitchen with gas cooktop, electric oven, double sink, integrated dishwasher, pantry, and ample storage
- Bathroom with shower and toilet
- Laundry with ample storage space, separate toilet and access to the outside
- Hybrid SPC Black-butt flooring throughout with bullnose skirting
- Loads of natural light
- Reverse cycle air-conditioning and ceiling fans
- Deep Sewerage and main gas connected
- Gas point ready for a heater
- Sliding doors seamlessly integrating indoor and outdoor spaces
- Private front and rear courtyards, providing serene privacy and multiple entertaining areas
- Shed - 3x2.2m and reticulated gardens
- Carport with additional paved parking bay,
- Brick fence with lockable gates for added privacy and security
- Brick & Tile home built in 1985 on 401 sqm block
- A high standard of renovation throughout the property in 2024
- Prime location in Kalamunda, within walking distance to shops, great schools and all amenities
- 30 minutes to Perth CBD, and 15 minutes to the airport

Outgoings: Water Rates: \$1,150 pa (approx.) Council Rates: \$1,350 pa (approx.) No strata management or strata fees

Located just 30 minutes from Perth CBD, 15 minutes from airports, and within walking distance to the centre of Kalamunda, its many shops and cafes, public transport, and medical facilities, this property represents a unique opportunity to own a piece of Kalamunda's finest, where contemporary living meets unparalleled convenience. For more information or to arrange a viewing, please contact 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.