

**21 Nettup Street, Hammond Park, WA 6164**



**Sold House**

Tuesday, 17 October 2023

21 Nettup Street, Hammond Park, WA 6164

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Area: 328 m2**

**Type: House**



Gemma Bowen

0410721110

**\$665,000**

This property is absolutely gorgeous, immaculately presented, finished to perfection and move in ready! It offers four big bedrooms (fourth is currently set up as a theatre), two stunning bathrooms and spacious open plan living including kitchen with scullery and Miele appliances. It also offers high ceilings throughout, ducted reverse cycle air conditioning and upgrades on fittings and fixtures, this home is everything you have been looking for. You can not help but fall in love with this beautiful property! This stylish, modern home will impress you as soon as you arrive and it only gets better from there! You are welcomed into entrance foyer with a recess for a hall table and you are greeted with high ceilings throughout the home and plenty of windows creating a feeling of space and light. The double garage has internal access and two of the minor bedrooms are at the front with a beautiful bathroom and separate wc. They are both double in size and easily accommodate a queen bed. The vast open plan living area certainly offers the wow factor! Flooded with natural light, this home is both ideal for entertaining but also very intimate and warm for family life. The kitchen is absolutely gorgeous! There is a huge island with breakfast bar, stone top and waterfall end, an abundance of storage - both upper and lower, Miele appliances including integrated dishwasher, two ovens, cooktop and range. There is even a scullery with stone top and more storage that will be the envy of all your friends. The laundry is conveniently located off of the scullery with a door to the side of the house where the space has been cleverly used to make a putting green! The 4th bedroom is very large and at the rear of the home, currently used as a theatre it would also make a great nursery or office. Included with the home is a Yamaha projector, 100 inch screen and surround sound system to optimize your viewing experience. The master is absolute luxury, situated at the rear of the home it is your quiet sanctuary away from the pressures of life. This king sized room has double roller blinds, a large walk in robe and a beautiful ensuite with oversized shower and vanity, and separate wc. There is an extra wide sliding door opening out to the beautiful alfresco with high ceilings and aggregate pavers. The lawn is high quality professionally installed artificial turf. The flooring inside is either new premium carpet in the bedrooms or beautiful 600x600 marble look porcelain tiles in living areas. There is also ducted reverse cycle air conditioning to keep you comfortable all year round. This much-loved home is situated in the beautiful Hammond Grove Estate. Conveniently located close to the Rowley Road Freeway exit, Hammond Park shops and schools. The estate itself is very quiet with a new daycare and school under construction opening in 2024, community garden, playground, grassed areas and bbqs along the front of the estate overlooking the Beeliar Regional Park. Planning is underway for a new shopping centre just down the road and the impressive Frankland Park Sports and Community facility is open too. Nearby are the Hammond Park Climb stairs to keep you fit and the Parkour Park to wear the kids out. You will love how well situated this property is and all the nearby facilities on offer such as the Aubin Grove Train Station and Cockburn Gateway Shopping Centre - even the beach is only a short drive away. Do not miss this opportunity to secure this special home. Contact your Hammond Park specialist Gemma Bowen for further information on email at [gemma@nextvisionrealestate.com.au](mailto:gemma@nextvisionrealestate.com.au) or 0410 721 110.

**FEATURES:**

- Modern rendered façade with lawn and garden
- Wide entrance foyer with recess and security mesh door
- High ceilings throughout the entire home
- Two double bedrooms towards the front of the home
- Gorgeous bathroom with stone top and above counter sink and hobless shower
- Separate wc, linen cupboard
- Beautiful spacious open plan living flooded with natural light
- Incredible kitchen with large stone island with waterfall end and breakfast bar, integrated Miele dishwasher, two Miele ovens, range, gas cooktop, loads of bench space and upper and lower cabinetry
- Scullery with stone tops and plenty of storage
- Laundry with bench and cupboards
- Extra wide sliding door to large alfresco entertaining area with aggregate pavers
- High quality artificial lawn at rear
- Luxurious master suite at the rear with double roller blinds, walk through robe, stylish ensuite with extra-large hobless shower, big vanity with stone top and above counter sink, separate toilet
- Bedroom 4 on the plan is very large and currently set up as a theatre room with a 100 inch screen, Yamaha projector and surround sound system
- Double garage with internal access
- Putting green down the other side of the home
- Ducted reverse cycle air conditioning
- New premium carpets in bedrooms
- 600x600 marble look porcelain tiles in living area
- Built in 2019 by Smart Homes
- Total house size 202.66m<sup>2</sup>
- Block size 328m<sup>2</sup>
- Walking distance to parks
- Located in the quiet Hammond Grove Estate, just a short drive to the Hive shops Hammond Park with IGA and The Quarie

**THINKING OF SELLING?** Contact Gemma Bowen to find out what your home is worth in the current HOT market!