

22 Salmon Gum Grove, Beechboro, WA 6063

Sold House

Thursday, 9 November 2023

22 Salmon Gum Grove, Beechboro, WA 6063

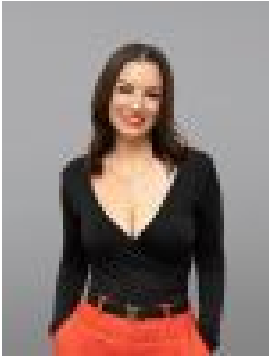
Bedrooms: 3

Bathrooms: 1

Parkings: 2

Area: 628 m²

Type: House



Vanessa Naso
0419942106

\$600,000

With a picturesque street front appeal, this home presents a wonderful family living opportunity. This well presented residence has all the comforts a growing family desires, with features galore, sitting pretty on a huge 628m². Also ideal for downsizers, investors, developers or first home buyers. Offering three bedrooms plus a study, providing ample space for a family's needs. The layout of this charming home promotes privacy and separation within the home. With two living areas, there's plenty of room for family activities and relaxation. As well as a huge front and back yard. The size of the block has development potential (Subject to council approval) making it an ideal choice for those with a vision for the future. The bedrooms with freshly laid new carpets, are of good size and away from the main living area offering privacy. The master suite includes a spacious walk in robe and a renovated bathroom with a semi ensuite design. The other bedrooms have built in robes, ensuring that everyone has their space. There is a separate laundry with direct access to the side of the home for your outdoor drying needs. The well designed kitchen boasts a shopper's entry from the garage, making grocery unloading a breeze. Ample bench space for the home chef, breakfast bar & quality cooking appliances. This space is free flowing out to the under cover alfresco making it easy to entertain inside to outside. Polished wood floors add warmth and character and fresh paint create a move in ready atmosphere. Ducted air conditioning, along with split system heating and cooling, ensures year round comfort. Multiple storage options, including a big shed and smaller sheds, provide plenty of space for your belongings. There is plenty of parking in the garage and big long driveway that goes all the way from front to back for extra cars, your boat or caravan. The location here is fabulous! Close to the Morley border, a short drive to Whiteman Park and the spoils of the Swan Valley. Easy access to CBD via Tonkin & Reid Hwy's, and public transport is about to get better with the new nearly completed train station nearby. ADDED FEATURES INCLUDE;- Split Aircon System in Master Bedroom & Theatre Room- 16 Channel HDVR Security System with 8 Cameras- Motion Alarm Sensors in Garage & Rear Alfresco- Light automation Sensors in Portico & Garage- Ring Video intercom- FOB Key / Security system- App Control Home Alarm system & Roller door- Beautiful solid timber floorboards- Data Networked throughout whole home- NBN connection- Architecturally designed LED lighting throughout whole home- Feature Lights in Master Bedroom, Kitchen, Theatre Room & Dining- Bluetooth / App controlled Reticulation- Extensive Garden feature lighting- Recently Renovated Bathroom- Bore Reticulated- Power Under Kitchen island Benchtop Council Rates : \$1722 P/A Water Rates : \$1154 P/A Contact listing agent Vanessa Naso on 0419 942 106 for more information including viewing times. You won't want to miss this excellent opportunity! 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.