

22a Bunya Street, Noranda, WA 6062

Max Comben Group

Duplex/Semi-detached For Sale

Friday, 16 February 2024

22a Bunya Street, Noranda, WA 6062

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Area: 209 m2

Type:

Duplex/Semi-detached



Jackie Tomic
0400988358

In the \$800,000s

SPACIOUS, PRIVATE & SECURE REAR DUPLEX ON 526SQM BLOCK + ULTRA CONVENIENT LOCATION! 17th Saturday 1:00-1:30 18th Sunday 1:00-1:30 25th Sunday 1:00-1:30 All offers in the \$800,000s will be presented on or before the 6th of March 2024 unless sold prior. The seller reserves the right to accept an offer prior to the campaign end date. This spacious rear duplex home strikes the perfect balance for busy people searching for a low maintenance comfortable accommodation with internal spaces of generous proportions. Spread over a build area of approximately 209 sqm plus patio area (no common walls) on a huge 526sqm rear block. You will also enjoy the comfort of hypoallergenic living (no carpets), quality modern upgrades, versatile living spaces, privacy and security afforded by the security gate and security cameras. Furthermore, there is solar power to help with the electricity cost and a secure 7 plus car parking spaces inclusive of double garage behind the electronic gated driveway. This superb, move in ready home comprises of 2 separate living zones to accommodate flexible and harmonious family living. There are 4 large bedrooms with robes and 2 practical bathrooms. Master bedroom has both walk-in and built-in robes, access to rear courtyard, ensuite with walk-in shower, twin basin vanity and WC. A well-appointed quality kitchen with ample cupboard and bench spaces, stone benchtops overlook the open-plan living and outdoor entertaining area. Your outdoor relaxing and entertaining needs are catered for with a private patio area with alfresco blinds for added comfort. Brilliant location within a short stroll to public transport, shops and schools, quick access to nearby arterial roads as well as Reid Highway. Close to several shopping centres and approximately a 20 minute drive to the CBD, northern beaches, Swan Valley and airports. This superb home is ideal for busy people seeking a secure, easy living and a comfortable lifestyle with must have amenities at your fingertips. Make it yours today! Contact Jackie Tomic 0400 988 358. FEATURES AND HIGHLIGHTS INCLUDE:

- Superb highly sought-after Dianella border location
- Short walk to schools, shops, and transport
- Setback on a large secure and private rear block
- Easy-care, lock-and-leave lifestyle
- Spacious family room with quality tiled flooring
- Multipurpose room approximately 23sqm loft area, ideal as a teenage retreat or 5th bedroom...
- Open plan kitchen and dining, opens to the private outdoor entertaining area
- Spacious practical quality kitchen with stone benchtops, ample storage cupboards and bench spaces
- 4 large bedrooms with built in robes and tiled flooring
- Master suite with both walk in robe and built in robes, ensuite walk-in shower, double vanity, floor to ceiling tiling
- Well-appointed family bathroom, tiled floor to ceiling, shower and bathtub
- Separate WC
- Laundry with walk in linen and storage cupboards as well as built in cuboards
- Double garage with internal access
- Tiled patio entertaining area and easy-care courtyard
- Solar power
- Ducted reverse cycle air-conditioning plus split system in the loft area
- Electronic security gate
- App operated security cameras
- Building approximately 209sqm plus patio area
- Land area approximately 526sqm including driveway
- Water rates approximately \$1683.13
- Council rates approximately \$2441.58