

23 Haig Park Circle, East Perth, WA 6004



House For Sale

Friday, 23 February 2024

23 Haig Park Circle, East Perth, WA 6004

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Type: House



Brendan Smith
0893250700



Sharon Smith
0405814948

\$1,790,000

Perfectly positioned on the corner of one of East Perth's premier streets, in a whisper-quiet pocket and only a stone's throw from beautiful Claisebrook Cove and our picturesque Swan River, this commanding 317sqm, 3 bedroom 2 bathroom tri-level residence offers plenty of space and multiple living options, making it very appealing to those seeking something both comfortable and convenient. On the ground level, a double-door entrance splits the lounge room from the carpeted family room – with both benefitting from their own double-access doors leading out to an inviting wraparound courtyard. The tiled lounge room has two sets of doors, making things extra accessible. Also on this floor are a separate toilet, a laundry with external access for drying and a large double lock-up garage with a storage area and access from the property's second street frontage on Mulberry Way. On the first floor, a huge “third” living room has built-in seating, as well as double-door access out to a spacious entertaining balcony. The adjacent open-plan dining and kitchen area connects to a second shade-sail balcony via two separate sets of double doors, extending outdoor options. There is a powder room on the same level, alongside the kitchen itself – home to a breakfast bar, stainless-steel bench tops, double sinks, a range hood, gas cooktop, under-bench oven, a dishwasher and a walk-in pantry with plenty of built-in storage. The top-floor sleeping quarters create a fantastic separation in the floor plan and are headlined by a massive master-bedroom suite with double doors opening out to yet another covered balcony with stunning city views and an enormous walk-in wardrobe – and an intimate fully-tiled ensuite bathroom with a toilet, twin “his and hers” vanities and a double shower – sitting behind separate internal double doors for some extra peace and quiet. Both the second and third bedrooms have built-in double robes, the second bedroom comprises of double-door access to the master balcony and a stylish fully-tiled main bathroom caters for everybody's personal needs in the form of a shower, a separate bathtub, a toilet and a vanity basin for washing up. Enjoy a brisk walk to Royal Street's array of cafes and restaurants and walk along the riverside, through the stunning Victoria Gardens or easily to a sporting event or concert at our world-class Optus Stadium at Burswood. You can even catch the free CAT bus to the CBD and access the best of the city and Northbridge at the very same time. A very special location and lifestyle package awaits you, here! Features include:- Gated private entry courtyard- Separate downstairs lounge and family rooms - High ceilings throughout - Separate downstairs toilet- Tiled living, dining and kitchen areas on the first level – as well as a powder room- Two generous entertaining balconies on the first floor- Powder room on the first floor- Second-level carpeted bedrooms, master-suite balcony and main bathroom- Robes in every bedroom- Top-floor linen press- Ducted and split-system air-conditioning- Down lights- Shadow-line ceiling cornices- Security doors- Drying courtyard off the ground-level laundry- Low-maintenance gardens- Large double garage with a storage area- Off-street parking bays for your guests- Built in 2003 (approx.) Points of Interest (all distance approximate):- Seconds away from the nearest CAT bus stop- Located in the Highgate Primary School catchment - Located in the Bob Hawke catchment zones- Close to Mercedes College and Trinity College- 300m to Victoria Gardens- 350m to the Swan River and Claisebrook Cove- 550m to the Perth Girls' School Civic Precinct- 850m to the WACA Ground and Gloucester Park- 1.0km to the Wellington Square redevelopment- 1.1km to Claisebrook Train Station- 1.2km to Optus Stadium- 2.2km to Crown Towers- 2.3km to Perth CBD Rates & Dimensions:- Council Rates - \$3,003.35. p.a.- Water Rates - \$2,388.00 p.a.- Land Size - 199sqm - Total Area - 317sqm