

**258B French Street, Tuart Hill, WA 6060**

**Professionals**

**Sold House**

Tuesday, 14 November 2023

258B French Street, Tuart Hill, WA 6060

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Area: 263 m2**

**Type: House**



Paul Hanich  
0893783311



Denise Wellstead  
0408906075

## Contact agent

Welcome to 258B French Street, Tuart Hill...This stunning 3 Bedroom, 2 Bathroom home is a TRUE GEM, located right in the heart of Tuart Hill and ready for you to move in before Christmas! Constructed in 2020, this Beautifully Maintained and Immaculately presented Modern home boasts a sleek and contemporary design that is sure to impress. With its Generously Spacious layout and High-Quality finishes throughout, this gorgeous home offers the perfect blend of comfort and style. Stepping into the front entrance, you are immediately greeted by quality flooring, fresh neutral décor and loads of natural light. A separate HOME THEATRE lies directly to your right as you enter - This is a beautifully cozy room that can be closed-off from the rest of the house, making it the perfect spot to relax in full privacy and enjoy your favourite shows. This space could very easily be converted to a 4th bedroom or a Home Office if that's what is preferred - the option is yours! Walking through to the main house, the layout is both practical and spacious, with the centrally located Kitchen overlooking the entire Living area and offering unobstructed views right through to the outdoor entertaining area. Equipped with top-of-the-line appliances and ample storage space, your new Chef's Kitchen is a great place to create. Featuring 900mm stainless steel appliances, HEAPS of overhead cupboards, a Dishwasher, stunning glass splashback and gorgeous Waterfall stone benchtops with a Breakfast Bar - Whether you're hosting a dinner party or enjoying a quiet night in, this space is perfect for entertaining. The open-plan living area is the heart of this home, offering a seamless flow between the Kitchen, Dining, and Living room. Quality floor tiles feature right throughout this area, with a recessed ceiling in the Living Room, and glass sliding doors leading you out to the Alfresco area. All three bedrooms are generously sized, providing ample space for relaxation and privacy. The Main Bedroom features its own private and classy Ensuite with stone benchtop and a separate Walk In Robe, adding a touch of luxury to your everyday routine. Bedrooms-2 & 3 both take Queen sized beds and are finished with plush carpets, blinds and full-height double sliding door robes. The main Bathroom is beautiful and gleaming like brand new - with a freestanding tub, shower and stone benchtop to the vanity. Stepping outside, you'll discover the Private outdoor area that awaits you. The outdoor space is ideal for hosting family gatherings or enjoying a morning cup of coffee. This is a very private space, and Ultra-Easycare - Fully paved and with two small garden beds to add a splash of colour, it's just the perfect spot to relax and unwind without the hassle of spending your weekends tied to the garden!

**ADDITIONAL INFORMATION;**

- NO STRATA FEES
- Built approximately 2020
- Rendered Brick & Tiled roof construction
- Covered Front Porch
- Light-filled Tiled Entrance
- Separate Home Theatre Room
- Spacious, open plan main Living/Dining area
- Centrally located Chef's Kitchen
- 900mm Stainless Steel Artusi appliances
- Dishwasher & Double door Pantry
- Waterfall Stone Benchtops with Breakfast Bar
- Glass splashback + Heaps of Overhead Cupboards
- Ducted Reverse Cycle Air Conditioning throughout
- Feature Recessed Ceilings to Main Living room + Theatre Room
- Security Alarm system
- Stone Benchtops to both Bathrooms
- Robes to all three Bedrooms
- Good sized Laundry with Stone benchtop & Overhead storage cupboards
- 2nd Toilet + Double Linen Cupboard
- Neutral Décor throughout
- Paved Alfresco area with Ceiling Fan
- Double Garage with remote Sectional Door
- Storeroom space incorporated in Garage
- Handy Attic storage area (with pull-down Ladder & Light)
- The most EASYCARE and Private rear Garden area ever!!
- Gas instant hot water system

Located in a highly sought-after suburb, this property offers easy access to schools, shops, and public transport. With its prime location and modern design, this home presents a fantastic opportunity for young families, downsizers, professionals, or even investors. The price guide for this property is OFFERS FROM \$735,000. Don't miss out on the chance to make this house your dream home. Contact us today to arrange a private inspection and secure your future in this stunning property.

**DISCLAIMER:** This property description has been written to the best of our ability based upon the seller's information provided to us and may be subject to change. Whilst we use our best endeavours to ensure all information is correct, no warranty or representation is made as to its accuracy, buyers should make their own enquiries and investigations to determine all aspects are true and correct.