

# 26 Upwey Street, Wellard, WA 6170

## House For Sale

Wednesday, 24 April 2024



26 Upwey Street, Wellard, WA 6170

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Area: 463 m2**

**Type: House**



Brendon August  
0894394405

## Offers from \$599,000

Welcome to 26 Upwey Street Wellard! This stunning 4 bedroom, 2 bathroom house is the perfect family home on a corner block. With a spacious open plan living area, modern kitchen with stainless steel appliances, and a private backyard, this property has everything you need for comfortable living. The property features a double garage with an elevated ceiling, perfect for storing your vehicles or extra storage space. The 463sqm land area provides plenty of room for outdoor entertaining or for children and pets to play, with very low maintenance front and rear gardens. Built in 2012 this 144sqm home is ready to make it your own and located in a quiet street in Wellard. Be quick as a property like this won't last long in this market. For investors, the rent potential is \$590 up to \$640 per week. Don't miss out on making this stunning property your new home. Contact the Encore sales team today at 0427 950 245 for further information, or will see you at the next home open.

**PROPERTY FEATURES:**

- Built 2012
- 144 sqm of living
- Land size: 463 sqm
- 4 Bedrooms
- 2 Bathrooms with 2 baths
- Bonus Activity/study area near minor bedrooms
- Kitchen with stunning glass splashback and stone bench tops
- 900mm gas cooktop, range hood and oven
- Dishwasher
- Large microwave recess
- Open plan, kitchen, family & dining
- Extended Alfresco area
- Theatre Room with built-in cupboards and TV Unit
- Activity Room
- Solar Panels
- Ducted Evaporative Air Conditioning
- Double garage door with elevated roof

Water rates: \$1,165.00 p/a (approx.) Council rates: \$2,300.00 p/a (approx.) Wellard provides access to exceptional amenities, with everything you need. Just a stones throw away from the Wellard & Kwinana train stations means that commuting to Perth or Mandurah is a breeze and a fast entry to the freeway puts everything within easy reach. Outstanding sport and recreational facilities, medical services and educational facilities are all nearby. The Kwinana Marketplace Shopping Centre is only minutes away and Rockingham and Cockburn Gateway Shopping Centres are just up the freeway. Kwinana Beach is only 12 minutes from the home, perfect for swimming, water sports or barbeques with friends. This fantastic location provides an easy-going lifestyle with everything you may need or desire and this great home is ready to make it yours. Walking distance to all amenities and local schools.