

268A Coode Street, Bedford, WA 6052



House For Sale

Wednesday, 12 June 2024

268A Coode Street, Bedford, WA 6052

Bedrooms: 3

Bathrooms: 2

Parkings: 3

Area: 398 m2

Type: House



Scott Fletcher

0864015800

End Date Sale

Constructed with excellence by Plunkett homes in 2002, this three-bedroom, two-bathroom home has been meticulously maintained, presenting as beautifully as it did the day it was completed. Offering light and airy, hassle-free living on a private, rear block in the heart of Bedford, 268A Coode Street is the perfect 'lock up and leave' home in a sought-after, amenity-rich location. Making it a smart investment for downsizers, professionals, young families, or investors alike looking to comfortably establish themselves in a coveted, near-city suburb. Offering remarkable space and an abundance of natural light, it truly is a standout among low-maintenance properties on the market. Efficiently designed with a big heart, the open-plan kitchen, dining and family areas seamlessly flow to an oversized, gabled alfresco - making everyday living and entertaining easy and enjoyable. The home's functional kitchen has been cleverly designed to optimise space and boasts all the features needed for the avid cook or entertainer. And easy-care, reticulated gardens, teeming with mature plants and lush greenery are enjoyed from every angle with large, open windows bringing the outdoors inside. Secluded at the front of the property with garden views, the master bedroom presents unsurpassed comfort with a neat ensuite, spacious walk-in robe and luxurious pinch pleated curtains, all creating a peaceful place to retreat. The thoughtful floorplan also provides a formal front lounge room which offers a separate sanctuary from the rest of the home, with the second and third bedrooms located in a separate wing at the rear of the property. Generously proportioned, they are both appointed with built-in wardrobes, downlights, and crisp vertical blinds, while being well-connected to the main bathroom which like the rest of the home presents 'as new'. Opposite a sprawling park/reserve and just minutes from Galleria Shopping Centre and Coventry Village, the location is spoilt with recreation, retail and hospitality options. You'll reach Inglewood by car within minutes and further along Beaufort Street heading towards the city you'll stumble across café strips and entertainment hotspots such as Mount Lawley and Highgate. Perth CBD is an easy bus commute away and Perth Airport is 15 minutes by Uber. Travel along Coode Street for 2.6km and you'll hit Bayswater train station, should you wish to access the railway. This location couldn't really be any more convenient. Some of the features you will enjoy include:

- 3-bedroom, 2-bathroom, brick and render home with a double lock-up electric garage.
- Built in 2002 by Plunkett Homes and situated at the rear of a long, manicured driveway with a character home at the front.
- The scheme is Strata with no strata fees (except insurances).
- Generous size 398sqm of total strata lot area.
- Large master bedroom with ensuite, reverse cycle split system air conditioner, spacious walk-in robe and vertical blinds with pinch pleat blackout curtains.
- Good-sized second and third bedrooms both complete with walk-in robes, downlights, vertical blinds, and one fitted with pinch pleated blackout curtains.
- An immaculately presented main bathroom featuring a shower and standalone bath, built-in storage, and a separate toilet for convenience.
- Spacious kitchen overlooking the family and meal areas featuring a built-in pantry, bench-height 600mm stainless steel oven, microwave recess, 4 burner gas cooktop and tiled splashback.
- The everyday living space effortlessly flows to the rear Colorbond gabled roof alfresco which boasts quality and clean brick paving and Colorbond fencing.
- Easy-care, reticulated gardens with lush, mature greenery extending the area.
- Rear laundry with built-in linen press and side access.
- Good-sized, private front garden and cosy verandah, plus a separate formal lounge room.
- Security screens fitted to the front door and windows.
- High ceilings with beautiful tiles presenting like new throughout.
- Additional car bay for guests, also providing a functional turning space for the garaged cars.
- Climate controlled with ducted evaporative air conditioning throughout, reverse cycle, split system air conditioners to the master bedroom and main living area, plus blow-in insulation.
- 3kw solar system to roof with 19 panels.
- 300 litre Rheem solar hot water system with electric boost switch located inside the home.
- School zone catchments: Hillcrest Primary School & John Forrest Secondary College.
- Also located Just 1.2km from private school, Chisholm Catholic College

• Council Rates: \$2074.91pa
• Water Rates: \$1283.54pa

Neatly packaged quality, comfort and convenience, this is an exceptional opportunity to get a foothold in a prized location, with an immaculate home boasting the very best of effortless living. To be sold via End Date Sale by 6pm, Sunday 23rd June 2024. Absolutely ALL offers presented. The Seller reserves the right to sell at anytime prior to the advertised End Date. Get in touch with Scott Fletcher on 0412 181 122 or at scott.fletcher@belleproperty.com