

26B Naunton Crescent, Eden Hill, WA 6054

SILVERMAN
REAL ESTATE

Duplex/Semi-detached For Sale

Friday, 3 May 2024

26B Naunton Crescent, Eden Hill, WA 6054

Bedrooms: 4

Bathrooms: 2

Parkings: 1

Type: Duplex/Semi-detached



Ben Silverman

Best offer over \$700,000

This solid brick and tile four-bedroom, two-bathroom home has been extensively renovated by the current owners. It's a hidden gem tucked away in a private cul-de-sac location within Naunton Crescent. The property has a fantastic alfresco area and backyard which is ideal for kids to run around and there is also ample room to install a swimming pool in future if desired. The property has a cozy vibe, great layout and feels very homely. All the hard work has been done with upgraded kitchen and bathrooms and the real winner is the back yard with an expansive undercover alfresco area equipped with a pizza oven and gas bayonet connection for a BBQ and outdoor kitchen area. Sitting on 580m², this property is a great entertainer where memories will be made whilst relaxing with great food and drinks in the undercover alfresco area with expansive lawn area.

Location Highlights:

- 9.3km to Perth Airport
- 11.2km to Perth CBD
- Home is situated on a quiet cul-de-sac and the only traffic is from those that live on the street
- Jubilee reserve is a 650m walk, home to several sporting clubs like Bassendean Caledonian Soccer club, Bassendean Cricket Club and Bassendean JFC (football).
- Bus station on Walter Road takes you direct to the Bassendean train station, Morley Bus port, Galleria Shopping Centre and various high schools on Walter Road and Broun Avenue.
- Coffee shops on Walter Road within walking distance
- IGA, Lockridge Medical Centre, barber and petrol station are within walking distance.

Features:

- 4 Bedrooms
- 2 Bathrooms
- Generous master with W.I.R. and en-suite.
- 2nd bathroom equipped with a separate bath.
- Renovated kitchen with butler's pantry/laundry
- Open plan kitchen/dining area with tile flooring.
- Belling 600 oven and rangehood
- LED downlights.
- Panasonic inverter in lounge room.
- Dishwasher/laundry located in butler's pantry.
- Renovated bathrooms.
- Solax solar panels.
- Reticulation.
- Gas storage HWS.
- Outdoor W/C.
- Pizza oven.
- Outdoor sink with gas bayonet installed.
- Gas storage HW

The renowned Charlies Fresh Food Market is 1.3km away together with a selection of other eateries close by. Conveniently situated near Bayswater Waves Recreational Centre, 24/7 Gyms and the Galleria Shopping Centre. Thriving communities Eden Hill and Bassendean, the Swan River, Guildford, the beginning of Beaufort Street and the Swan Valley are all within 15 minute's drive from this location - perfect for enjoying and supporting local businesses. Government and Private schooling options are within close proximity. Easy access to the Tonkin Highway, Perth Airport and train stations at Bayswater, Ashfield and Bassendean plus the new Morley Train Station currently in development. Call Ben Silverman on 0487 727 054 for further information.

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