

# 26B St Albans Road, Nollamara, WA 6061

ACTON

**belle**  
PROPERTY

## Sold House

Friday, 15 March 2024

26B St Albans Road, Nollamara, WA 6061

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 2**

**Area: 200 m2**

**Type: House**



Shane Garrett  
0893815566

## Contact agent

Investors, downsizers, families, singles entering the market and of course couples; you are all going to want to check out this immaculate, super low maintenance, quality brick and tile 3 bedroom 2 bathroom villa, which is less than 500m from the shops and about the same to the local primary school. That means you can scoot, ride or walk just about anywhere you need to go, park the car up in that roomy double garage with an automatic door and pocket the fuel savings for a holiday. This home is in a small group of just three and features a large, rear open-plan living space featuring a roomy kitchen, lounge and dining. This living area has glossy timber look floors throughout and sliding glass doors to that beautifully private, rear paved courtyard. Timber finishes feature throughout this home from the dark grain cabinetry in the kitchen to the lighter shades in the bathrooms, giving it a cool, casual vibe. In the kitchen, the walnut toned cabinets are complemented by stainless steel appliances, decorative tiled splashbacks and quality tapware. Both bathrooms; the ensuite and main bathroom, have mosaic tiled splashbacks, shower feature tiling and the larger of these room has the bathtub. Take a note of all the extras 26B St Albans offers; air-conditioning, fans, shoppers' entry from the garage and the large amount of storage in the hallway and you can see why this home is attracting a lot of attention. Main Features • 2 bed 2 bath brick and tile villa • Gloss timber look floors in living areas • Luxury carpets in bedrooms • Split system air conditioning • Fans • Wood grain kitchen and bathroom cabinetry • Mosaic tile splashback and shower feature in bathrooms • Loads of storage in hall cupboards • Separate laundry with direct access to the exterior • Double garage with automatic door • Shopper entry from garage • Paved rear courtyard Location • 320m Woodchester Reserve and soccer club • 450m Nollamara IGA and shopping centre • 300m Goodstart Early Learning Nollamara • 510m Nollamara Primary School • 560m Our Lady of Lourdes School • 1km Dianella Secondary College • 2kms Carmel School Water Rates: \$1,113.30 pa Council Rates: \$1,576.81 pa DISCLAIMER: Whilst every care has been taken with the preparation of the particulars contained in the information supplied, believed to be correct, neither the Agent nor the client nor servants of both, guarantee their accuracy. Interested persons are advised to make their own enquiries and satisfy themselves in all respects. The particulars contained are not intended to form part of any contract.