

27 Grasmere Way, Kelmscott, WA 6111



Sold House

Tuesday, 16 January 2024

27 Grasmere Way, Kelmscott, WA 6111

Bedrooms: 4

Bathrooms: 1

Parkings: 4

Area: 792 m2

Type: House



Sam Zeedan
0894954100

\$515,750

- SOLD ! SOLDL ! SOLD ! - - Quality Family Home - Rental Return Over \$28,500 per year - Set in the heart of Kelmscott is this great family home, featuring 4 large bedrooms, 1 bathroom, lounge area, dining area, study area, chefs kitchen, stainless steel appliances, storage, air-con, roller shutters, side access, shed, large pergola area, large carport area, 4 car parking, gas heating, gas cooking and gas hot water system. The property is situated in a quiet cul-de-sac with views to the hills and is centrally located to Kelmscott Train Station, Kelmscott High School, Grovelands Primary School, Kelmscott Shopping, Kelmscott IGA, Kelmscott Aldi, Champion Lakes, Kelmscott Spudshed, public transport, parks, restaurants, cafes, 5 minutes to Tonkin Hwy, 20 minutes to Perth Airport and 30 minutes to Perth CBD. The property also represents a great investment opportunity with the current rental return being \$550 per week to good tenants on a fixed lease and with the rent to be reviewed in the next few months. This unique property has side access to the backyard on each side of the house, so it would be easy to build or develop in the future as the property is situated on a large 792m2 block zoned R25. There's plenty of land to design a home or granny flat in the backyard area in the future - Subject to council approval.

Properties in this part of Kelmscott always sell very fast as the current real estate market in the area has been very active with record sales over the past few months. For more information on this family home or to request a private viewing, please feel free to call Sam Zeedan at the office on 94954100 or mobile 0400515051.