

# 28 Berryana Loop, Girrawheen, WA 6064

Initiative

## Sold House

Monday, 4 March 2024

28 Berryana Loop, Girrawheen, WA 6064

**Bedrooms: 3**

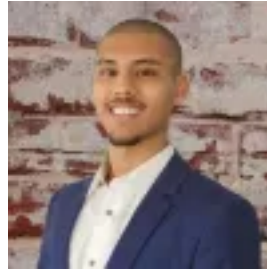
**Bathrooms: 2**

**Parkings: 2**

**Type: House**



Alex Dabag  
0861544700



Bron Bhola  
0861544700

**\$550,000**

INCREDIBLE FIRST HOME OR INVESTORS DELIGHT A delightful haven nestled in the heart of Perth's newest estate. This charming 3-bedroom, 2-bathroom residence is a dream come true for first-time homebuyers or savvy investors seeking a modern retreat without the hassle of older home maintenance. Built in 2020, this corner-lot home boasts contemporary allure and convenience. As you step inside, you're greeted by an inviting open-plan living space, accentuated by sleek gloss cabinets and black stone countertops—a testament to the home's modern design aesthetic. The three generously sized bedrooms offer ample space for relaxation, while the two well-appointed bathrooms ensure comfort and convenience for all residents. With ducted air conditioning throughout, you'll stay cool and comfortable year-round, while the gas cooktop in the kitchen makes meal preparation a breeze. Designed for easy maintenance and effortless living, the property features easy-to-clean concrete tiles and plush navy blue carpets in the bedrooms. Outside, the fully fenced yard provides privacy and security, while the large patio and courtyard offer the perfect setting for outdoor entertaining or peaceful relaxation. Currently leased, this property presents a lucrative investment opportunity with a rental appraisal of \$600-\$630 per week—an attractive option for investors seeking a solid return. Don't miss out on the chance to make this modern gem your own. Call today to arrange a viewing and start envisioning your future in this Girrawheen paradise! Disclaimer: This information is provided for general information purposes only and is based on information provided by the Seller and may be subject to change. No warranty or representation is made as to its accuracy and interested parties should place no reliance on it and should make their own independent inquiries.