

28 Waten Place, Canning Vale, WA 6155

HAPPY REALTY

Sold House

Friday, 29 March 2024

28 Waten Place, Canning Vale, WA 6155

Bedrooms: 7

Bathrooms: 3

Parkings: 2

Area: 1709 m2

Type: House



Vicky Yang



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\$1,388,888

Nestled in a quiet cul-de-sac of the highly sought-after Ranford Estate, discover the perfect blend of comfort, style, and versatility with this incredibly unique property featuring two homes under one roof on a generous 1709sqm green title block with a massive 335sqm living area. Between the two interconnecting homes, there are seven bedrooms, three bathrooms, and multiple living and dining area options to ensure everyone has comfortable living spaces. The vast backyard area provides opportunities for your backyard creations and ideas. This unique property offers an independent living arrangement, ideal for extended families, dual occupancy, or savvy investors. With a modern kitchen, central courtyard, multiple living spaces, and many storage options, this home provides the perfect combination of functionality and style. Local school intake zone for Ranford Primary School (WA Primary School of the Year in 2015) and Canning Vale College, which offers selective academic programs. Close to Livingston Marketplace Shopping Centre, Ranford Shopping Centre, Canning Vale Market City, Roe Highway, and the future Ranford Road Train Station, this property affords incredible accessibility and even greater future growth potential. Do not miss this chance to make this versatile property your own. Contact Vicky to arrange an inspection and discover the endless possibilities that await you.

Features and Benefits:

Front Home [1999]: Master bedroom with en-suite
Inviting front sitting area
Dream mudroom with ample built-in storage on entry from the garage
Bedrooms 2,3,4 all great size
Comfortable carpeting in bedrooms
Tiled living, dining, and kitchen area
Modern open-plan kitchen with ample drawer storage
Induction cook-top/Gas connection as installed available if preferred
Bosch steam-combination oven
Fully Renovated Bathroom and Kitchen
Evaporative air-conditioning economical and efficient for year-round comfort
Central Courtyard
Dual side gate access to the backyard
Gas hot water and bayonet
Newly installed 5kW inverter 6.6kW Solar panel system for maximum energy efficiency
NBN ready for seamless connectivity

Rear Home [2015]: Raised ceilings
Spacious living area with RC air conditioning
Energy-efficient double-glazed tilt-turn windows regulate comfortable indoor temperature
Master bedroom featuring a semi-ensuite, RC air con, and walk-in wardrobe
Bedrooms 2 and 3 with walk-in wardrobes
Separate toilet for added convenience
Quality Grohe tap fittings throughout, thermostatic shower mixers for enhanced shower safety and comfort
Storage room for organizational ease
Gas continuous flow hot water system
Massive backyard with mature and established fig trees, loquat trees, plum trees, and STILL MORE SPACE awaits your imagination
Security alarm system full perimeter with touch screen control

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