

2P/4 Wingfield Avenue, Crawley, WA 6009



Sold Other

Saturday, 2 September 2023

2P/4 Wingfield Avenue, Crawley, WA 6009

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Type: Other



Adrian Loh

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Contact agent

A Symphony of Nature! A leafy, tranquil and tree-lined cul-de-sac setting within the highly-sought-after Kings Park precinct is where you will find this gorgeous 3 bedroom, 2.5 bathroom two-level residence at "Pine Lodge", nestled just footsteps away from picturesque walking trails and the iconic Blue Boat House, alongside our beautiful Swan River. The spectacular greenery and gorgeous river views across the bay via bi-fold windows help convert the spacious open-plan living and meals area into a private sanctuary like no other, where the awe-inspiring backdrop is complemented by quality travertine floor tiles, a feature fireplace and split-system air-conditioning for all-seasons' comfort. Incorporated into the practical design is a well-appointed kitchen with sleek granite bench tops, a water-filter tap and plenty of built-in cupboard and storage space. A second formal lounge and dining area on the other side of the kitchen is reserved for those special occasions and merely doubles personal living options. Upstairs, a massive master-bedroom retreat is the pick of the sleeping quarters with its ceiling fan, double-door wardrobe, office/sitting area, sweeping river vista, abundant natural light and sumptuous fully-tiled ensuite bathroom - bubbling spa bath, separate shower, towel rack and all. The fully-tiled main bathroom features a bathtub, showerhead, toilet and powder vanity, whilst the second and third bedrooms are both carpeted under foot. The second bathroom has a bath and shower. There is plenty of built-in over-head, under-bench and linen storage within the separate laundry, for good measure. Adjacent to the laundry conveniently located is a guest toilet. The verdant outskirts of Kings Park is the perfect place to embrace a luxurious, low-maintenance lifestyle such as this one, within arm's reach of Zamia Café, the Botanic Garden and riverside cycle paths. Walk to the University of Western Australia from here, enjoy a short drive to Claremont, Subiaco, Elizabeth Quay or into the city or simply relax and indulge in the most mesmerising of aspects from the comfort of your own home. It's a location that is almost too good to be true!

FEATURES:

- 3 bedrooms
- 2 fully-tiled bathrooms
- Guest powder room
- Travertine tiles in the formal and casual living areas - and kitchen
- Tasmanian Oak timber flooring in the master suite
- European double-glazed nu-way glass
- Bi fold windows in master bedroom and living area
- Sparkling granite kitchen bench tops
- Electric blinds in the master bedroom
- Marble bathroom finishes
- Heating Towel Rails
- Separate laundry
- Ducted air-conditioning
- White plantation window shutters
- Gas Bayonet in living and dining
- Down lights
- Feature ceiling cornices
- Skirting boards
- Two secure car bays
- Storeroom
- Plenty of nearby visitor-parking options
- Bus stops conveniently located just a step away from to the CBD or Cottesloe/Fremantle

Council Rates: \$1660.85 pa approx
Water Rates: \$1173.18 pa approx
Strata Fees: \$2200 pq approx
Auction Terms: - \$100,000 deposit on the fall of the hammer- Sold 'as is' with no warranties- Settlement 90 days
Please Note: The Seller reserves the right to sell the property prior to the auction and all offers are genuinely invited.