

**3/22 Foyle Road, Bayswater, WA 6053**



**Villa For Sale**

Tuesday, 28 November 2023

3/22 Foyle Road, Bayswater, WA 6053

**Bedrooms: 3**

**Bathrooms: 2**

**Parkings: 1**

**Type: Villa**



Paul Ross

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## FROM \$349,000

The simple life awaits you here from within the walls of this charming 2 bedroom 1 bathroom villa in the heart of Bayswater and nestled close to all of those important everyday amenities. Set in a small group of only 20 Villas this Villa is perfect for First Home Buyers, Investors and Down Sizers. With an estimated rental return of \$450-\$480 per week this is a little ripper! Strata Fees are approximately \$644 per Quarter. Available with vacant possession this Villa has Low-maintenance timber-look flooring with a spacious open-plan living, dining and kitchen area, welcoming you inside with its split-system air-conditioning unit and a gas bayonet for heating. The kitchen itself comprises of a gas-upright cooker, for good measure. Both bedrooms are carpeted for comfort and have ceiling fans, whilst a stylish bathroom is nice and practical - boasting a shower, vanity and heaps of under-bench storage. At the rear, a large paved entertaining and drying courtyard is half-covered by a delightful patio for protection from the elements, adjacent to a clothesline and lovely citrus tree. This gem of a find at "Foyle Villas" is conveniently located just footsteps away from the sprawling Hillcrest Reserve, playgrounds for the kids, bus stops, the new Bayswater Train Station and a host of bars, cafes and restaurants. There are plenty of schools in the area too, with Embleton Golf Course, the Galleria Shopping Centre and major arterial roads - for easy access to the coast, Perth Airport, the city, our beautiful Swan Valley and beyond - all situated only minutes away in their own right. A desirable lock-up-and-leave lifestyle beckons! Other features include, but are not limited to; • Solid brick-and-tile construction • Full-height mirrored built-in wardrobes • Separate laundry • Feature ceiling cornices • Skirting boards • Security screens • Easy-care gardens • Single lock-up garage