

3/38 Marquis Street, Bentley, WA 6102

Professionals

Sold House

Tuesday, 6 February 2024

3/38 Marquis Street, Bentley, WA 6102

Bedrooms: 5

Bathrooms: 3

Parkings: 2

Area: 309 m2

Type: House



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Contact agent

Welcome to 3/38 Marquis Street Bentley, a stunning 5-bedroom, 3-bathroom house that offers a perfect blend of modern architecture and functional design while situated opposite the greater Curtin University Campus. As you enter the house, you will appreciate the open plan living that has been designed with maximum versatility and ergonomics in mind. The lounge/living area flows into the dining area opposite the kitchen. A separate master bedroom with robes has access into the ensuite downstairs bathroom with flexibility to utilize the toilet which also has a separate door off the laundry. Upon ascending the staircase that leads to the upper level upstairs contains a further 3 spacious standard rooms and a second master bedroom which has its own ensuite bathroom along with another common bathroom to service the other 3 bedrooms making it 5 bedrooms 3 bathrooms across both levels. The bedrooms are generously sized and offer built-in wardrobes, ensuring plenty of storage for your belongings. The bathrooms are thoughtfully designed, with modern fixtures and finishes. Ceilings and walls are painted in a modern tasteful light finish, tiled flooring throughout. Evaporative air-conditioning is centrally controlled and ducted throughout the home. All bathrooms and kitchen show of good quality and tiling and cabinetry has been maintained over the life of the home. Constructed in 2002, the build-up area of 159 sqm on a 309 sqm block, while there is also a separate lock-up store room off the front carport. All in all this property has been well-maintained and recently upgraded for carpets and painting were required. The property also includes a double carport, the rear yard is paved all round with a minimal border garden all in a securely fenced yard.

Outgoings: • Shire Rates: \$2,063 per annum • Water Rates: \$1,282 per annum, • Strata Levies: \$487pq = \$1,948 per annum (including building replacement insurance). Located in the sought-after area opposite the Curtin University campus, walking distance to the 7 days a week IGA and local Shops this property is ideal as Furnished Investment to generate BIG \$\$\$ RETURNS.... talk to us about options for rental rates. Located walking distance to the Hayman Road Bus Terminus this is the ideal public transportation hub for commuting to the city center and beyond, Don't miss the opportunity to make this low maintenance modern property your own. The price guide for this property is Offers Invited with a Price Guide of High \$550Ks. Contact us today to arrange a private viewing and secure your future in this super investment.