

3/67 Caledonian Avenue, Maylands, WA 6051



Villa For Sale

Monday, 15 April 2024

3/67 Caledonian Avenue, Maylands, WA 6051

Bedrooms: 2

Bathrooms: 1

Parkings: 1

Area: 78 m2

Type: Villa



Andrew Huggins
0892773555



Toby Huggins
0892773555

From \$429,000

Welcome to Highland Court ... you don't want to miss out on the opportunity to view this neat, tidy, low maintenance two-bedroom villa located in the heart of Maylands. Situated in a quiet and leafy green street in well maintained apartment complex this charming unit is ready for you to buy! Whether you're looking to add your personal touch or simply move in and enjoy the existing features, this property offers endless possibilities. Personalise and make it your own. Your new home is thoughtfully designed, maximising the use of space and ensuring a functional layout for its size. With its convenient access to public transport, major roads, the Swan River and Maylands shopping precinct you will be impressed. Only minutes away to bustling Eighth Avenue and Whatley Crescent, you can choose from a thriving number of trendy cafes, restaurants, bars, boutique shops and more. 400m to the Coles supermarket and Guildford Road, Maylands Peninsula Primary School is just 350m away, and it is less than a kilometre to the river. The property: • Well maintained community of 10 homes • Renovated villa, built in 1982 • Low maintenance, easy care lock & leave • Two bedrooms, one bathroom • Glass oyster shade light fixtures • Aluminum blinds throughout • Arched door features • Blackbutt timber floors • Light filled open plan kitchen & dining • Separate lounge with MITSUBISHI reverse cycle air conditioner • Functional kitchen with CHEF combined electric cooktop/oven • Master bedroom includes ceiling fan + built in robes • Modern easy care, low maintenance bathroom with separate toilet • Laundry with direct access to rear of home • Paved enclosed private courtyard • Low maintenance reticulated garden beds with established trees • Garden shed • RHEEM hot water system • Security screen doors • Single carport • Additional visitor bays to front of complex • 78m² Convenient access to public transport, major roads, the Swan River and Maylands shopping precinct. Only minutes away to bustling Eighth Avenue and Whatley Crescent, you can choose from a thriving number of trendy cafes, restaurants, bars, boutique shops and more. Invest or nest - this property is perfect to enjoy yourself or keep the current tenants - estimated rental return of \$550.00 - \$570.00 per week. The tenants have a lease agreement fixed until 04/07/2024. Please click the 'Get In Touch' button to register your interest or to inspect, alternatively phone Toby or Andrew directly to discuss further. ** Property repainted white throughout prior to current tenants residing at the property - February 2022 **