

3 Holpin Place, Glen Forrest, WA 6071



Sold House

Friday, 27 October 2023

3 Holpin Place, Glen Forrest, WA 6071

Bedrooms: 3

Bathrooms: 1

Parkings: 1

Area: 2625 m2

Type: House



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\$720,000

Looking for something you can truly make your own? Been seeing a lot of lovely, new or renovated homes but there's always something(s) you would have done (a lot) differently? If you have a family who values their space, needs a bit of serenity, and you can see the potential in great bones, this property is a treasure waiting for your grand designs. Set in a family-friendly cul de sac, it boasts over a half acre of land, providing endless possibilities for turning your slice of paradise into whatever you please. Let your children's imaginations run wild in this expansive backyard, or turn it into a haven for your resident garden enthusiasts utilising the raised veggie beds, rose garden, and expand on the citrus planting to create an entire food forest. Whatever you decide to do outside, this canvas is ready. Speaking of readiness, the interior of this home offers so much potential for someone clever who loves it. Perhaps take inspiration from the darling, updated country kitchen; it boasts gleaming Marri benchtops, breakfast bar, loads of storage, and a built-in pantry with pull-out shelving. It simply cannot wait to become the epicentre of family gatherings, good chats, and shared bottomless cups of tea. There's the choice of two large living areas, so all your crew can always find a space to spread out and you can design these spaces to suit your lifestyle (and their requirements!) The main suite has already enjoyed an upgrade with an addition in the '80s of a very smart walk-through dressing room, walk-in closet, and bonus attached study (or nursery). This is the ultimate retreat where you can read, work, unwind, or perhaps get to drafting plans for an ensuite in this space. To start you off, the entire interior has been given a fresh lick of paint and new gutters and a new hot water system have been installed. Features Include: • Fantastic family home waiting for renovations • 1975-built with additions in 1984 • 3 bedrooms • 1 bathroom • 2 large living areas • Country kitchen with Marri benchtops, breakfast bar, cupboards, drawer & overheads plus built-in pantry with pull-out shelving & double stainless-steel sink • Appliances include Emilia oven with gas cooktop & rangehood, LG dishwasher (not currently working) & LG refrigerator with water dispenser • Large main bedroom with walk-through dressing room, walk-in closet & attached study (which could be transformed into an ensuite) • Family bathroom with floor-to-ceiling tiles, single vanity with storage cupboards, shower, & heat lamp • Large secondary bedrooms with built-in wardrobes • Laundry with double trough, overhead cupboards & separate WC • Reverse-cycle air-conditioning unit & 3 additional cooling wall units • Wood burning fireplace • Wood Venetian blinds & large bay window • Pine-lined ceilings & brick feature walls • Updated light fittings & skylights • Security screened doors • New instantaneous gas hot water system • New gutters • Large covered & decked alfresco entertaining area • 2 garden sheds • Raised veggie beds, fragrant roses & fruit trees: fig, apple, almond, cherry, & citrus • Tandem multi-car carport • 2,625sqm bush block on a cul de sac While the yard may be calling for a bit of TLC, you only need sit on the large, covered and decked alfresco entertaining area with a couple of your inspired friends or family to come up with ideas. This is a great space to host sparkling soirees under the stars or take your crackers and cheese and just sit with the resident maggies to de-stress. Two garden sheds will hold all the tools you 'need' to tackle all the little jobs and when you need refreshment and re-energising, get yourself down to the Glen Forrest Gourmet for their renowned caramel oat slice and a cappuccino. There's a choice of great schools, some literally around the corner, Midland is only 10 minutes or so down the hill, Mundaring is even less up the hill, and both offer public transport, shopping, entertainment, and good places to eat. Make your mark. For more information on 3 Holpin Place Glen Forrest or for friendly advice on any of your real estate needs please call Randi Macpherson on 0408 559 247.