

31 Pelican Loop, High Wycombe, WA 6057



Sold House

Friday, 8 September 2023

31 Pelican Loop, High Wycombe, WA 6057

Bedrooms: 3

Bathrooms: 1

Parkings: 1

Area: 884 m2

Type: House



Joanne Skirrow
0439289686

\$547,000

If you're in the market for your first home or a solid, no-nonsense property, look no further than this find. It's a 3 bedroom, 1 bathroom home, originally built in the late '80s, and it offers a wonderful, practical foundation for you to begin your home ownership journey or use the great bones to turn it into something truly wonderful. This isn't a flashy mansion; it's a home built with practicality in mind. The layout is straightforward and functional, perfect for those who appreciate simplicity. With a spacious main bedroom, a single garage, and a gloriously flat block, this property provides the essentials without any unnecessary frills. Inside, you'll find everything you need to stay comfortable throughout the year. The addition of ducted evaporative air conditioning, a wood fire, and a gas bayonet ensures that you can adapt to the weather, whether you're cosying up in Winter or staying cool in the Summertime. Bonus; you'll be embracing eco-friendly living and lower energy bills with solar panels. Huzzah! Just imagine the stories that have unfolded here, and now you'll have the opportunity to build your own legacy. Imagine the space transformed to suit your lifestyle, a new coat of paint in your favourite colours, the rooms arranged to your taste, and the yard landscaped exactly how you like it. This property offers the canvas, you get to be the artist. Features Include: • Solid, well-built home • 3 bedrooms • 1 bathroom • 1987 built • Large main bedroom • Lovely front lounge room • Pretty kitchen in neutral colours • Easy-to-clean floors • Neat laundry with side access • Ducted evaporative air conditioning, wood fire & gas bayonet • Solar installed • Large shed • Fantastic undercover paved area • Side access • Single garage • Flat block • Fully fenced • Located in cul-de-sac • Mandarin, lemon & olive trees • Garden shed • Large 884m² block For those with a green thumb or a love for homegrown produce, you'll appreciate the start on the food forest out the back here thanks to the citrus and olive trees. There's side access to boot, so it's easy to store tools or work on those DIY projects in the large shed. And there's plenty of space to do whatever you want with the yard, actually, and it's fully fenced for the safety of your little ones or four-legged ones. High Wycombe is a brilliant spot for convenience, close to major roads for easy access to the airport and public transport, along with the option to commute to Midland or the CBD or to take weekend trips up the hill to your favourite nature spaces. A strong beginning. For more information on 31 Pelican Loop High Wycombe or for friendly advice on any of your real estate needs please call Michael Hagdorn on 0439 496 093