

**32 Catalpa Avenue, Ellenbrook, WA 6069**



**House For Sale**

Thursday, 13 June 2024

32 Catalpa Avenue, Ellenbrook, WA 6069

**Bedrooms: 4**

**Bathrooms: 2**

**Parkings: 2**

**Area: 168 m2**

**Type: House**



Mark Snelson

0892971755

**From \$599,000**

It's my pleasure to present this fantastic home that stands head and shoulders above the competition and is ideally situated overlooking the manicured park on your doorstep. The town centre with all of its amenities, major transport links, the renowned Vines Resort and the beautiful Swan Valley are also on your doorstep making this a location that is hard to beat. Every detail in this home has been considered and presents a credit to modern design that must be viewed to fully appreciate what is on offer to the discerning buyer. This Property provides:

Ground floor: Separate home theatre/ fourth bedroom  
First class presentation  
Built in 2024  
Open plan kitchen, family and dining room  
Laundry with ample cupboard space  
Air conditioning  
Double garage to the rear  
Downstairs cloakroom

First Floor: Master bedroom with ensuite, balcony & walk in robe  
Well equipped family bathroom  
Linen cupboard  
Generous remaining bedrooms with built in wardrobes

Close to all amenities, schools, medical facilities and daycare. Call Mark Snelson to view 0437 482 552 for your chance to view.