

**32 John Street, Gooseberry Hill, WA 6076**



**House For Sale**

Wednesday, 12 June 2024

32 John Street, Gooseberry Hill, WA 6076

**Bedrooms: 5**

**Bathrooms: 2**

**Parkings: 2**

**Area: 1222 m2**

**Type: House**



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## Offers around \$995,000

Welcome to 32 John Street, Gooseberry Hill—a spacious and versatile family home set on a generous 1222m<sup>2</sup> block, offering splendid views over the valleys. Built in 1977, this impressive residence boasts 341m<sup>2</sup> under the roof, featuring multiple living zones and a variety of outdoor entertainment areas, making it the perfect haven for a growing family or those who love to entertain, and/or from which to operate a small professional business. The heart of this home is the expansive open-plan kitchen, living, and dining area that serves as the central hub for family life, complemented by a separate living area for added flexibility. You'll find five bedrooms (or four plus nursery), with a large games/theatre room that can easily serve as an additional bedroom, home office. The master suite includes an ensuite bathroom, while the rest of the family can enjoy a well-appointed family bathroom. Within walking distance to great schools, trails, and shops, and just 30 minutes from Perth CBD, this property is sure to appeal.

**Property Facts:**

- 5 bedroom and 2-bathroom residence
- Three living zones for versatile use
- Main bedroom with built-in robes, ensuite, and access to the outside
- Good-sized 2nd, 3rd, 4th, and 5th bedrooms, 3 with built-in robes, with multi-use potential for the large games room
- Family bathroom
- Spacious open plan kitchen/living/dining with access to the outside entertainment areas
- Well-appointed kitchen with gas cooktop, electric oven, and dishwasher
- Laundry with access to the outside
- Plenty of internal storage
- Slate floors, floorboards, and carpets
- Sliding doors to the front and back
- Inbuilt Gas Fireplace plus central gas heater
- Reverse cycle air conditioning system throughout
- 6 kVA Solar panels for 5kVa solar power
- Solar hot water system (150L)
- Private entertaining patio
- Additional outdoor entertainment spaces
- Beautifully landscaped gardens
- Veggie garden and fruit trees – lemon, mandarin, passion fruit, mango
- Seven station automatic reticulation
- Powered shed/workshop with ample shelving
- Two small garden sheds
- Double carport with remote roller door
- Circular driveway
- Lots of room for extra parking
- Brick and tile home built in 1977 (later expanded) on a 1222 sqm block

**Prime Location:**

- Stunning Gooseberry Hill setting overlooking the valleys
- Very quiet street
- Close to Gooseberry Hill Village, Kalamunda shops, and wonderful Hills facilities
- 30 minutes to Perth CBD, 15 minutes to the airports, 10 minutes to High Wycombe train station, and walking distance to bus stop
- Close to great schools, shops, and nature trails
- In Gooseberry Hill Primary School catchment area

Don't miss out on this unique opportunity to own a slice of Gooseberry Hill paradise. For more information or to arrange a viewing, please contact Susanne Broido at 0499 770 237. Disclaimer: This information is provided for general information purposes only and is based on information provided by the Seller and may be subject to change. No warranty or representation is made as to its accuracy and interested parties should place no reliance on it and should make their own independent enquiries.