

32 Waltham Way, Morley, WA 6062



House For Sale

Tuesday, 30 January 2024

32 Waltham Way, Morley, WA 6062

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Type: House



Roberta Ceresa

0435935999

Set Date Sale

What We Love ☑ Say goodbye to long building timeframes and take advantage of this prime opportunity to secure one of these three brand-new residences, each offering high-quality inclusions. These modern homes redefine comfort and style, boasting high-spec finishes and meticulous attention to detail. Crafted to perfection, each residence reflects the builder's unwavering commitment to excellence. Located opposite the beautiful Waltham Reserve, in a quiet street with a great community feel, you can enjoy leisurely walks in the park with your furry friend and a play space for your children. Just 12 km from Perth CBD and within easy reach of schools, transportation, shopping, dining, and cafes, this is the perfect lifestyle and place to call home. Whether you are downsizing, rightsizing, or entering the market for your first home or investment, these residences are tailored to suit your needs.

What we know: ☑ Key Inclusions:- High ceilings throughout the house- High garage door to accommodate 4WDs- Open-plan comprising kitchen, dining, and family areas- Additional theatre room and study nook- Stone benchtops in kitchen, bathrooms, and laundry- 900mm Electric Stainless-Steel oven- 900mm Gas cooktop- Stainless Steel Rangehood (900mm)- R4.5 insulation to house and garage areas- Full ducted reverse cycle Daikin I zone air conditioning with touch screen controller- Full automatic reticulated landscaping with plants and mulch- LED downlights through out- Instantaneous hot water system- recessed in wall- Colorbond fencing- Concrete roof tiles with 27-degree roof pitch.

The residences are as follows: **Lot 1 at No 32***: Boasts a triple garage and features 3 bedrooms, 2 bathrooms, a theatre room, and a charming alfresco area overlooking the park. **Lot 2 at No. 32A***: An epitome of elegance with 4 bedrooms, 2 bathrooms, a theatre room, a double garage, and an expansive alfresco space. Ideal for families seeking a low-maintenance home and the ability to entertain without compromising on style. **Lot 3 at No. 32B***: Offers a spacious layout featuring 3 bedrooms, 2 bathrooms, a theatre room, a double garage, and an inviting alfresco area, perfect for hosting gatherings or enjoying quiet evenings under the stars. Rest assured, your property is protected with Building Indemnity Insurance and Builder Structural Warranty, offering peace of mind for years to come. Recently recognised by the Housing Industry Association (HIA) for their outstanding contribution to building residential properties, Mario Casella Builders, have been building homes with a legacy of excellence since 1961. They take pride in crafting residences that reflect their unwavering commitment to quality and innovation.

Who to talk to: To find out more about these properties, contact Roberta Ceresa on 0435 935 999 | rceresa@realmark.com.au

Set Date Sale All Offers to be presented on Tuesday, 20th February 2024 at 5pm, unless sold prior. The Seller reserves the right to accept offers prior to the SDS.