

32B Wilcock Avenue, Balcatta, WA 6021



Sold Townhouse

Monday, 14 August 2023

32B Wilcock Avenue, Balcatta, WA 6021

Bedrooms: 3

Bathrooms: 2

Parkings: 2

Type: Townhouse

\$566,000

Set Date Sale: Absolutely all offers by 4.00pm Tuesday 4th July 2023 Contact Jeremy Shirazee for buyer feedback range

What we love Charming low-maintenance lock-up-and-leave living awaits you here, from within the walls of this excellent 3 bedroom 2 bathroom two-storey townhouse residence that is privately positioned to the rear and right away from all of life's daily stresses. A fantastic separation in the floor plan sees all of the bedrooms nestled upstairs and all of your living done on the ground level – along with spacious and tranquil outdoor entertaining. With quiet comes convenience and knowing that the likes of public transport, several schools, shopping centres and more are all in close proximity. Easy access to beautiful beaches, the CBD and even the freeway is simply an added bonus. When location and lifestyle meet, what you get is very impressive indeed.

What to know Other features include, but are not limited to;

- Two storey, brick and tile construction
- Double garage with shoppers entrance + real roller door with enough room for 'ride-through access', or to squeeze in that trailer or jet ski
- Grand portico entry with security door
- Tiled dining and kitchen area off the entry
- Full sized kitchen complete with double sinks, tiled splashbacks, a step-in corner pantry, breakfast bar, ample cupboard space, Westinghouse five-burner gas cooktop, a Chef oven/grill, a stainless-steel range hood and a sleek Bosch dishwasher
- Large carpeted front lounge/living room with split-system air-conditioning and gas bayonet for heating
- A generous paved patio and courtyard outdoor-entertaining area at the rear, off the living room
- Large return staircase with storage space underneath
- Spacious master suite with split-system air-conditioning, a huge "his and hers" walk-in wardrobe and space for a computer or sitting nook
- Semi-ensuite access from the master suite, into the light and bright main upper-level bathroom with a shower, separate bathtub, vanity and under-bench storage
- Large second bedroom with split-system air-conditioning and built-in double robes
- Upstairs front balcony off both the master and second bedrooms – offering sublime sunsets and a pleasant combination of inland and tree-lined views
- 3rd bedroom with a splendid leafy aspect – and lots of morning sunlight to wake up to
- Separate upper-level toilet & linen press
- Separate laundry with over-head and under-bench storage
- separate bathroom, perfect for washing off after a hard days work or a trip to the beach
- Downstairs double linen/cloak cupboard
- Security-alarm system
- Feature skirting boards
- Security doors
- Gas hot-water system
- Reticulated easy-care gardens
- Lock-up rear storeroom
- Side-access gate
- Close proximity to bus stops and lush local parks
- Walk to both St Lawrence Primary School and Balcatta Primary School
- Easy access to the revamped Balcatta Senior High School
- Minutes away from the vibrant Main Street café and restaurant strip
- Short drive to major shopping centres at new-look Karrinyup and Westfield Innaloo
- Close to local shopping – including Northlands and the new Roselea precinct
- Community sporting clubs nearby
- Within a stone's throw of the freeway, the coast and the city
- Tenanted until 6th of November 2023 @ \$480 per week
- 192sqm of build on 190sqm of land = 268sqm TOTAL AREA

This terrific townhouse is ready to become part of your story. Make it yours now, before another lucky buyer does!

Who to talk to To find out more about this property, you can contact agent Jeremy Shirazee on 0422 433 225 or by email at jshirazee@realmark.com.au.