

# 33 The Oval, Madeley, WA 6065



## House For Sale

Friday, 17 November 2023

33 The Oval, Madeley, WA 6065

Bedrooms: 4

Bathrooms: 2

Parkings: 2

Type: House



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## High \$600,000

This family home boasts a total of four generously-sized bedrooms, two bathrooms, two living spaces, low maintenance with paved front and backyard and a separate theatre room complete with speakers, projector and screen. The location is remarkable, as it finds itself nestled between a bustling Kingsway Shopping Centre on one side and the esteemed Kingsway Sporting Complex on the other. The Kingsway Sporting Complex, boasts an impressive array of facilities, including an aquatic playspace, a cricket club, a soccer club, a softball club, a netball court, and an athletics centre. These amenities cater to a wide range of sporting enthusiasts, ensuring that there is something for everyone. The open plan meals family area is a testament to the modern and functional design of this home. It offers a seamless flow between the kitchen and living spaces, creating a harmonious atmosphere for family gatherings and entertaining guests. For those seeking entertainment options, this property is a true delight. The theatre room provides the perfect setting for movie nights and immersive cinematic experiences. Furthermore, the outdoor entertainment area is a haven for hosting social gatherings and enjoying the great outdoors.

Features:

- 4 bedroom, 2 bathroom
- Airconditioning both splits and evaporative
- Separate theatre room complete with speakers, projector and screen
- Walking distance to Kingsway Shopping Centre, Kingsway Indoor Stadium and Kingsway Sporting Complex
- Walking distance to Lake Goollelal
- Short drive to Hillarys Boat Harbour and Marangaroo Golf Course
- High Schools including Kingsway Christian College, Ashdale Secondary College
- Primary Schools including Madeley Primary School, Ashdale Primary School
- Council rates approx. \$1,990 pa
- Water rates approx. \$1,100 pa

This remarkable residence offers a plethora of features and amenities that cater to the needs and desires of discerning homeowners. Its meticulous design, coupled with its convenient location, make it an ideal choice for those seeking a comfortable and stylish living experience. For more info Tyrone Ha | 0402 193 007 | tyrone.ha@firstclassrealtywa.com.au Taj Singh | 0430 096 097 | taj.singh@firstclassrealtywa.com.au Disclaimer: We have obtained all information in this document from sources we believe to be reliable; however, we cannot guarantee its accuracy. Prospective purchasers are advised to carry out their own investigations.