

34 Macdonald Avenue, Padbury, WA 6025

LISTED

Sold House

Thursday, 7 March 2024

34 Macdonald Avenue, Padbury, WA 6025

Bedrooms: 3

Bathrooms: 1

Parkings: 1

Area: 686 m2

Type: House



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\$814,000

NO ACCESS PRIOR TO FIRST HOME-OPEN Nestled on an elevated 685sqm (approx.) block where only the sounds of chirping local birdlife can be heard from within the surrounding treetops, this delightfully-renovated 3 bedroom 1 bathroom brick-and-tile home is as solid as they come and will definitely suit a young family looking to add further personal modern touches throughout, with the property also situated directly opposite Padbury Primary School and just a few metres away from the sprawling MacDonald Park up the road. A leafy "blank canvas" of a backyard is extra appealing, as is the large rear studio that is brilliant in its versatility and can be whatever you want it to be. A charming opportunity awaits!

WHY YOU SHOULD BUY ME:

- Spacious front lounge room with split-system air-conditioning and lush views out to the established entry garden
- Revamped open-plan kitchen and dining area with a range hood, a sleek Induction cooktop, a separate Electrolux oven, a stainless-steel dishwasher, subway-tile splashbacks, a microwave nook and more
- Large master bedroom with full-height triple-sliding-door built-in wardrobes, split-system air-conditioning and its own pleasant window vista out to the front garden
- 2nd bedroom with full-height mirrored built-in robes and an outlook out to the rear yard
- 3rd bedroom with a splendid front-garden aspect to wake up to
- Stylishly-updated bathroom with a shower and separate bathtub
- Outdoor pergola entertaining at the rear, overlooking a generous backyard that leaves heaps of room for a future swimming pool or workshop, if you are that way inclined
- Large separate studio in the backyard, comprising of cooling slate floors and the potential to become your 4th bedroom, home office or even a teenager's retreat – depending on your personal needs

OTHER FEATURES:

- Wooden floorboards
- Separate laundry, with an internal electric hot-water system and outdoor access to the rear
- Separate toilet
- Eight (8) rooftop solar-power panels – 18kW system
- Feature ceiling cornices
- Feature wooden frames and skirting boards
- Security doors
- Cubby house for the kids, in the backyard
- Garden shed
- Mulberry and lime trees
- Single carport, with rear access to the backyard
- Built in 1974 (approx.)

WHAT THE FUTURE HOLDS:

- A host of bus stops can be found nearby, as can restaurants and the All Foods Market IGA at Padbury Shopping Centre – and even South Padbury Primary School
- Padbury Catholic Primary School, the stunning Hepburn Heights Conservation Area and the likes of the freeway, the Greenwood and Whitfords Train Stations, Duncraig Senior High School, Sacred Heart College, St Mark's Anglican Community School, Westfield Whitford City Shopping Centre, Craigie Leisure Centre and Open Space, Hillarys Boat Harbour, the new Hillarys Beach Club and glorious swimming beaches are all only minutes away in their own right
- A convenient and family-friendly location that you can call your own, for many years to come

DISTANCE TO:

- Padbury Primary School – one minute (20 metres approx.)
- MacDonald Park – one minute (60 metres)
- Padbury Shopping Centre – four minutes (1.3 kilometres)
- Padbury Catholic Primary School – four minutes (1.9 kilometres)
- Whitfords Train Station – seven minutes (2.8 kilometres)
- Hillarys Boat Harbour – eight minutes (4.0 kilometres)
- Perth CBD – 28 minutes or 22.6 kilometres (approx.)