

35 Blackford Street, Mount Hawthorn, WA 6016



Sold House

Thursday, 24 August 2023

35 Blackford Street, Mount Hawthorn, WA 6016

Bedrooms: 3

Bathrooms: 1

Parkings: 4

Area: 491 m²

Type: House

\$1,200,000

I am proud to present 35 Blackford St, Mount Hawthorn. It is a 3-bedroom, 1 bathroom home and sits on a spacious 491sqm lot and boasts an original build from 1966. Located in a well-positioned area, it offers convenient access to various amenities including restaurants, cafés, parks, schools, shops, and public transport. Inside, you'll find three generously sized bedrooms, two with large built-in robes and complemented by high ceilings and jarrah flooring. The family living area overlooks the front garden through large north-facing windows, creating a light and bright atmosphere. The house features reverse cycle air conditioning throughout, ensuring comfort in all seasons. The property's large kitchen provides ample storage space and is part of an open plan layout that includes the dining and lounge areas. This layout makes the space ideal for both daily living and entertaining guests. Additionally, the house features a single bath and a separate toilet. Outside, the large backyard is perfect for outdoor activities and features landscape reticulated gardens. There are also two covered outdoor entertaining areas, including a spacious porch. The rear entertaining overlooking the grass backyard is a lovely space to enjoy summer dinners and perfect for the kids and pets. The property offers plenty of parking space with an oversized 2-car secure remote garage at the rear and double off-street parking to the front. Situated on a quiet street in a wonderful neighbourhood, this home is within the catchment zone for both Mount Hawthorn Primary School and Bob Hawke College, making it a fantastic option for families. The combination of its spacious layout, convenient location, and charming features makes this property a great opportunity for anyone looking for a comfortable and inviting home. Call Annie on 0418 795 654 today to arrange a viewing as properties like this won't last.

FEATURES:

- 491sqm
- Original build 1966
- Well positioned, walking distance to restaurants, cafés, parks, schools, shops and public transport
- 3 bed-with large BIR's
- 1 bath
- Family living overlooking front garden-large north facing windows
- Generous sized bedrooms
- High ceilings
- Jarrah flooring
- Reverse cycle air conditioning throughout
- Large backyard
- Security screens and doors
- Plantation shutters throughout
- Landscape reticulated gardens
- Oversized 2 car secure remote garage to rear
- Double off-street parking to front
- Light and bright
- Large porch
- Undercover outdoor entertaining areas
- Quiet street
- Wonderful neighbourhood
- Large kitchen with plenty of storage
- Open plan kitchen, dining and lounge
- Within catchment zone for Mt Hawthorn Primary School and Bob Hawke College

PROPERTY PARTICULARS

Shire Rates: \$2,114.89 pa
Water Rates: \$1,374.07 pa
City of Vincent