

# 36 Gosnells Road West, Maddington, WA 6109



## Sold House

Monday, 14 August 2023

36 Gosnells Road West, Maddington, WA 6109

**Bedrooms: 4**

**Bathrooms: 1**

**Parkings: 4**

**Area: 745 m2**

**Type: House**



Mahi Masud  
0861549957

## Contact agent

Smart Realty is pleased to present For Sale this 4 bedroom, 1.5 bathroom home on a great sized block. The home is situated on Gosnells Rd West, well set back from the street and close to local shops, schools and public transport options. This large home has a great floorplan and layout, with plenty of space for even the larger family. The home is well suited to a first home buyer or savvy investor and offers the new owner a multitude of opportunities! Features Include:- Fantastic central location close to public transport and shopping- Large home with great layout and floorplan- Multiple living spaces and bar area- Four large bedrooms- Master bedroom with reverse cycle air con - Secure roller shutters throughout- Single carport- Rear low maintenance garden- Powered shed/workshop

**Important Information**  
Council Rates: \$1629.38 per annum approx. Water Rates: \$963.24 per annum Rental Appraisal: \$550-\$650 per week House size: 190 sqm Land Size: 745 sqm Zoning: Residential A

**The Location**  
Primary Schools close to the home:- East Maddington Primary - 830m from home- Lumen Christi College - 1km from home- Gosnells Primary School - 1.7km from home  
High Schools close to the home:- Lumen Christi College - 1km from home- Yule Brook College - 1.6km from home- Thornlie Senior High School - 3.2km from home- Australian Islamic College - 4km from home  
Distance to:- Local Bus Stop - 70m from home- Gosnells Train Station - 3 minutes- Perth CBD - 30 minutes- Airport - 17 minutes- Fremantle - 30 minutes- Northbridge - 28 minutes- Closest Beach - 33 minutes- Crown Casino - 24 minutes- Local Shops - 3 minutes- Holling St Reserve (local park) - 600m from home

For more information on this fantastic little unit please see the Smart Realty website or contact Mahi Masud on 0449 608 412.